LOT 8 (EX S-1)
IN OR 1116/1728
ESMT OR 1174/595

NELSON NICHOLAS P
29137 GOLDEN PENNY TRAIL
HILLIARD, FL 32046

2026

05-4N-24-1630-0008-0000

BUILDING CHARACTERISTICS

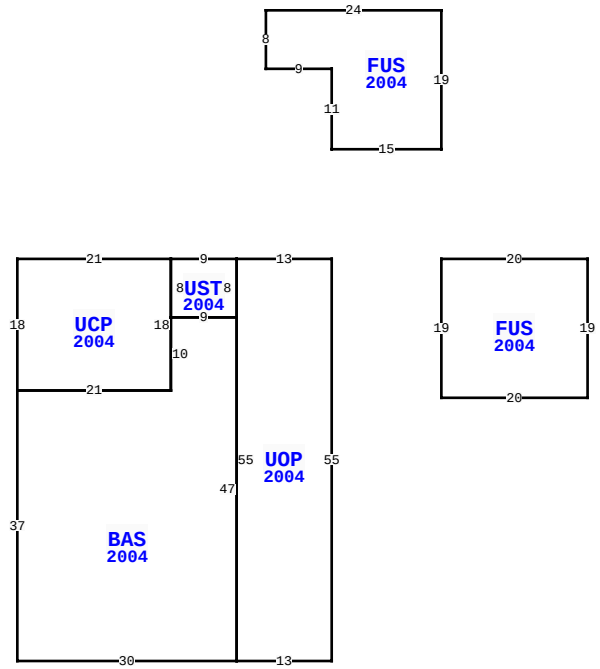
ELEMENT	CD	CONSTRUCTION
Exterior Wall	06	BD/BATTEN 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 80
Interior Wall	05	DRYWALL 20
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100	2004	1,200	101,578
FUS	357	100	2004	357	30,220
FUS	380	100	2004	380	32,166
UCP	378	20	2004	76	6,433
UOP	715	20	2004	143	12,104
UST	72	45	2004	32	2,709
TOTALS	3,102			2,188	185,211

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,188	77.0868	107.15	234,444	1997	1997	0	0	0	21.00	79.00

1 SNGL FAM 100% - 2005 Heated Area: 1937 HX Base Yr 2005



29137 GOLDEN PENNY TR, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	03/21/2024 DC

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		185,211
TOTAL MARKET OB/XF VALUE		22,830
TOTAL LAND VALUE - MARKET		245,700
TOTAL MARKET VALUE		453,741
SOH/AGL Deduction		329,139
ASSESSED VALUE		124,602
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		73,191
TOTAL JUST VALUE		453,741
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		475,255

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH4722	MH MOVE-ON	0	01/31/2006
E16267	ELEC OTHER	0	12/01/2005
M10710	MECH OTHER	0	12/01/2005
P10501	OTHER	0	12/01/2005
E0310930	CHNGE SRVC	0	01/04/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1116/1728	2/27/2003	WD	Q	I	05	100,000
GRANTOR: STROTHER TIMBERLANDS						
GRANTEE: NELSON NICHOLAS P						
1116/1726	2/27/2003	QC	Q	I	06	100
GRANTOR: CONTINENTAL PACIFIC L						
GRANTEE: NELSON NICHOLAS P						

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=2004] W13 UST=[YR=2004] W9 UCP=[YR=2004] W21 S18 BAS=[YR=2004] S37 E30 N47 W9 S10 W21 $ E21 N18 $ S8 E9 N8 $ S55 E13 N55 $ PTR= E15 FUS=[YR=2004] E20 S19 W20 N19$ W15$ PTR=N15 FUS=[YR=2004] N11 W9 N8 E24 S19 W15$ S15$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
2	0936	SEPTC TANK	1	100	0	0	1.00	UT	6,000.00	6,000.00	100	2023	2023		100	6,000	
3	0937	WELL	1	100	0	0	1.00	UT	6,000.00	6,000.00	100	2023	2023		100	6,000	
4	0680	POLE SHED	0	100	38	30	1,140.00	SF	10.00	10.00	100	2024	2023		95	10,830	

LAND DESCRIPTION

TOTAL OB/XF 22,830

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	100		OR	0.00	0.00	18.90	AC		1.00	1.00	1.00	13,000.00	13,000.00	245,700							

REVIEW DATE 10/02/2023 BY WWA Total Acres: 18.90 Total Land Value: 245,700 Market: 0 Agricultural: 0 Common: 245,700 PRINTED 07/09/2026 BY SYS