



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																	
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1																				
Exterior Wall		05	AVERAGE 100		0820	02	1,216	121.8000	103.53	125,892	1992	1992	0	0	0	70.00	30.00	VALUATION SUMMARY																			
Roof Structure		03	GABLE/HIP 100		1 M/H 93- 100% - 2023													Heated Area: 1216					HX Base Yr 2023					VALUATION BY					STANDARD				
Roof Cover		12	MODULAR MT 100		167616 BAS 2010													BUILDING MARKET VALUE					37,768														
Interior Wall		05	DRYWALL 100															TOTAL MARKET OB/XF VALUE					0														
Interior Floor		14	CARPET 70															TOTAL LAND VALUE - MARKET					273,390														
Interior Floor		08	SHT VINYL 30															TOTAL MARKET VALUE					57,959														
Air Condition		03	CENTRAL 100															SOH/AGL Deduction					0														
Heating Type		04	AIR DUCTED 100															ASSESSED VALUE					57,959														
Bedrooms			3 100															TOTAL EXEMPTION VALUE					HX HB WX					37,959									
Bathrooms			1.5 100															BASE TAXABLE VALUE					20,000														
Bathrooms Frame		02	WOOD FRAME 100															TOTAL JUST VALUE					311,158														
Stories		0	0 100															NCON VALUE					0														
Units			0 100															INCOME VALUE																			
					PREVIOUS YEAR MKT VALUE					372,731																											
Quality		03	Quality Level 03																																		
DOR CODE		6000	PASTURELAND 1																																		
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	1,216	100	2010	1,216	37,768																																
TOTALS		1,216			1,216	37,768																															
EXTRA FEATURES					292041 PENNY HADDOCK RD, HILLIARD																																
L N	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																			
LAND DESCRIPTION										TOTAL OB/XF										0																	
L N	USE CODE	CLS	LAND USE DESCRIPTION		CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV												
1	005000	C	AGRICULTURAL		100	0005	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000																			
2	006000	A	PASTURE - HA		0		OR	0.00	0.00	13.03	AC		1.00	1.00	1.00	370.00	370.00	4,821																			
3	005600	A	TIMBER 3 N S		0		OR	0.00	0.00	6.00	AC		1.00	1.00	1.00	395.00	395.00	2,370																			
4	009910	M	MARKET VALUE		0		OR	0.00	0.00	20.03	AC		1.00	1.00	1.00	13,000.00	13,000.00	260,390																			
REVIEW DATE		01/01/2023		BY	CD	Total Acres: 20.03		Total Land Value: 20,191				Market: 260,390				Agricultural: 7,191		Common: 13,000		PRINTED 07/09/2026 BY SYS																	