

KRUGER NANCY M
27278 MISSOURI ST
HILLIARD, FL 32046

2026

08-3N-24-2380-0137-0210

BUILDING CHARACTERISTICS

ELEMENT

CD

CONSTRUCTION

Exterior Wall

19

COMMON BRK 80

Exterior Wall

05

AVERAGE 20

Roof Structure

03

GABLE/HIP 100

Roof Cover

12

MODULAR MT 100

Interior Wall

05

DRYWALL 100

Interior Floor

14

CARPET 70

Interior Floor

11

CLAY TILE 30

Air Condition

03

CENTRAL 100

Heating Type

04

AIR DUCTED 100

Bedrooms

3

100

Bathrooms

1

100

Frame Stories Units

03

MASONRY 100

Frame Stories Units

1.

1. 100

Frame Stories Units

0

100

BUD8 Adjustme Occupancy

03

DIST HI 100

BUD8 Adjustme Occupancy

00

NONE 100

Quality

03

Quality Level 03

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

MAP NUM

06

NEIGHBORHOOD/LOC

6001.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,025

100

1993

1,025

100,710

BAS

209

100

2006

209

20,535

FOP

100

30

1993

30

2,948

SFB

55

80

2006

44

4,323

TOTALS

1,389

1,308

128,516

EXTRA FEATURES

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

REVIEW DATE

01/01/2023

BY

CD

Total Acres:

0.00

Total Land Value:

34,500

Market:

0

Agricultural:

0

Common:

34,500

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0100

01

1,308

127.4000

133.77

174,971

1975

1987

0

0

26.55

73.45

1 SINGLE FAM

100% - 2022

Heated Area: 1278

HX Base Yr 2022

25

17

11

5

11

19

11

24

20

10

10

10

21

SFB

2006

BAS

2006

BAS

1993

FOP

1993

BLD DATE

05/31/2007

JH

LGL DATE

05/11/2026

MLU

XF DATE

05/31/2007

JH

LAND DATE

AG DATE

INC DATE

27278 MISSOURI ST, HILLIARD

NASSAU COUNTY PROPERTY

PAGE 1 of 1

3

VALUATION SUMMARY

VALUATION BY

Tax Group: 3

Tax Dist:

STANDARD

BUILDING MARKET VALUE

128,516

TOTAL MARKET OB/XF VALUE

0

TOTAL LAND VALUE - MARKET

34,500

TOTAL MARKET VALUE

163,016

SOH/AGL Deduction

22,637

ASSESSED VALUE

140,379

TOTAL EXEMPTION VALUE

HX HB

51,411

BASE TAXABLE VALUE

88,968

TOTAL JUST VALUE

163,016

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

160,719

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

2509/0452

10/19/2021

WD U

I

37

105,000

GRANTOR: HARBER JAMES C TRUST

GRANTEE: KRUGER NANCY M

2159/0040

9/26/2017

WD U

I

11

100

GRANTOR: HARBER JAMES C

GRANTEE: HARBER JAMES C TRUS

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W19 SFB=[YR=2006] W5S11

BAS=[YR=1993]W17S25E21FOP=[YR=1993]

S10E10N10W10\$E20N25W24\$E5N11\$S11E19N11\$.