

GOODWIN SANDRA L/E/
27114 WEST 2ND AVENUE
HILLIARD, FL 32046

08-3N-24-2380-0151-0180

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall
Roof Structur

03

CONC BLOCK 100
GABLE/HIP 100

Roof Cover
Interior Wall

03
01

COMP SHNGL 100
MINIMUM 100

Interior Floor

10

TERRAZZO 100

Air Condition

03

CENTRAL 100

Heating Type
Bedrooms

04
2

AIR DUCTED 100
100

Bathrooms
Frame
Stories

03
0

MASONRY 100
100

Units
Occupancy

00

0 100
NONE 100

Quality

01

Quality Level 01

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

06

NEIGHBORHOOD/LOC

6001.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,176

100

1993

1,176

61,022

FOP

60

30

1993

18

934

FSP

160

40

2013

64

3,321

TOTALS

1,396

1,258

65,277

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

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

REVIEW DATE

01/01/2023

BY

CD

Total Acres:

0.00

Total Land Value:

60,375

Market:

0

Agricultural:

0

Common:

60,375

PRINTED 07/09/2026 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYEBCONFNCTECONORM% CONDTOTAL

0100011,25874.880078.6298,9041963196300034.0066.00

1 SINGLE FAM0% - 0Heated Area: 1176HX Base Yr

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/11/2026MLU

TOTALS

1,396

1,258

65,277

NASSAU COUNTY PROPERTY

PAGE 1 of 1

3

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 3Tax Dist:

BUILDING MARKET VALUE65,277

TOTAL MARKET OB/XF VALUE0

TOTAL LAND VALUE - MARKET60,375

TOTAL MARKET VALUE125,652

SOH/AGL Deduction2,001

ASSESSED VALUE123,651

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE123,651

TOTAL JUST VALUE125,652

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE122,741

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / V / IRSN CD SALE PRICE

2083/011811/10/2016LEUII11100

GRANTOR: GOODWIN SANDRA

GRANTEE: ISHAM ROBERT J & AL

2039/02053/25/2016WDUII3020,000

GRANTOR: CHASE NOVADINE L ET A

GRANTEE: GOODWIN SANDRA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W16 FOP=[YR=1993] N6 W10 S6 E10\$ W26 S28 E22
FSP=[YR=2013] S8 E20 N8 W20\$ E20 N28\$.