

**PRUETT SUZANNA & CODY F/
2986 CARROLL CORNER RD
HILLIARD, FL 32046**

10-2N-23-0000-0009-0040

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

0303

VINYL 100
GABLE/HIP 100

MODULAR MT 100
DRYWALL 100
CARPET 70
SHT VINYL 30
CENTRAL 100
AIR DUCTED 100

Bedrooms
Bathrooms
Frame

3 100
2 100
WOOD FRAME 100

Stories Units

1. 1. 100
0 100

Quality

04 Quality Level 04

DOR CODE

0200MOBILE HOME

MAP NUM

MKT AREA09

NEIGHBORHOOD/LOC

9001.00

TOTALS

1,56010020211,560180,167

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0800021,560135.0800121.57189,649202120210005.0095.00

Heated Area: 1560HX Base Yr 2021

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE180,167

TOTAL MARKET OB/XF VALUE1,076

TOTAL LAND VALUE - MARKET41,200

TOTAL MARKET VALUE222,443

SOH/AGL Deduction60,534

ASSESSED VALUE161,909

TOTAL EXEMPTION VALUEHX HB51,411

BASE TAXABLE VALUE110,498

TOTAL JUST VALUE222,443

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE223,974

SUBAREA MARKET VALUE

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/12/2026MLU

EXTRA FEATURES

2986 CARROLL CORNER RD, HILLIARD

SALES DATA

OFF RECORD NumberDATETYPEINSTQ / U / V / I / RSN CD SALE PRICE

2420/023712/22/2020WDU I 3725,000

GRANTOR: PUCKETT KOREY E & LIB

GRANTEE: PRUETT SUZANNA & CO

1151/15647/09/2003QC Q I 061,000

GRANTOR: CARROLL TALITHA

GRANTEE: PUCKETT KOREY REID

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2021] W60 S26 E60 N26 \$.

LAND DESCRIPTION

TOTAL OB/XF1,076

REVIEW DATE01/01/2023BYCD

Total Acres: 1.03Total Land Value: 41,200Market: 0Agricultural: 0Common: 41,200PRINTED 07/09/2026 BY SYS