

HASTINGS FAMILY TRUST/HASTINGS STUART PAUL JR TRUS
3583 AMISH PATH
THE VILLAGES, FL 32163

10-2N-26-2010-0465-0000

NASSAU COUNTY PROPERTY						PAGE 1 of 1		4
VALUATION SUMMARY								
VALUATION BY								STANDARD
Tax Group: 4				Tax Dist:				
BUILDING MARKET VALUE								278,868
TOTAL MARKET OB/XF VALUE								0
TOTAL LAND VALUE - MARKET								67,000
TOTAL MARKET VALUE								345,868
SOH/AGL Deduction								0
ASSESSED VALUE								345,868
TOTAL EXEMPTION VALUE								0
BASE TAXABLE VALUE								345,868
TOTAL JUST VALUE								345,868
NCON VALUE								13,285
INCOME VALUE								
PREVIOUS YEAR MKT VALUE								334,078
SALES DATA								
OFF RECORD Number		DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2801/1038		7/17/2025	WD	Q	I	01	395,000	
GRANTOR: SEPULVEDA JAMES								
GRANTEE: HASTINGS FAMILY TRU								
2682/1806		11/21/2023	SW	Q	I	02	390,000	
GRANTOR: LENNAR HOMES LLC								
GRANTEE: SEPULVEDA JAMES								
BUILDING NOTES								
BUILDING DIMENSIONS								
BAS=[YR=2024;ORIG=27,30] E21 S8 E19 S59 W14 N7 N5 W5 N10 W21 N45 \$								
FGR=[YR=2024;ORIG=27,75] E21 S10 S5 S6 W21 N21 \$								
FSP=[YR=2024;ORIG=48,30] E19 S8 W19 N8 \$								
FOP=[YR=2024;ORIG=48,85] E5 S5 W5 N5 \$								
.								