TRACT 15 SEC 16-4N-24
IN OR 543 PG 72
R433609 & R433610

FORRESTER PAUL R & BARBARA J
273185 MURRHEE ROAD
HILLIARD, FL 32046

2026

16-4N-24-0180-0015-0000

BUILDING CHARACTERISTICS

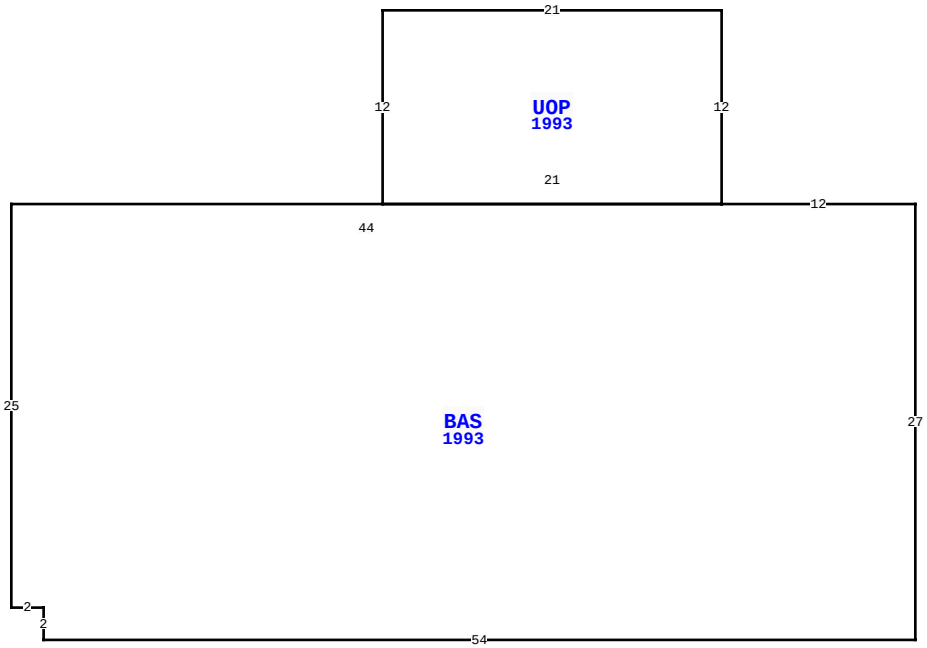
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	05	Quality Level 05
DOR CODE	0200	MOBILE HOME
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	1,508	100	1993	1,508	76,046
UOP	252	25	1993	63	3,177
TOTALS	1,760			1,571	79,222

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,571	148.3200	126.07	198,056	1989	1999	0	0	0	60.00	40.00

1 M/H 93- 100% - 0 Heated Area: 1508 HX Base Yr 1991



273185 MURRHEE RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		79,222
TOTAL MARKET OB/XF VALUE		16,817
TOTAL LAND VALUE - MARKET		62,000
TOTAL MARKET VALUE		158,039
SOH/AGL Deduction		104,233
ASSESSED VALUE		53,806
TOTAL EXEMPTION VALUE	HX HB	28,806
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		158,039
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		173,522

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E951928	NEW CONSTR	0	06/01/1995
7523	MH MOVE-ON	36,000	10/14/1988

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0543/0072	5/12/1988	WD	Q	V		9,500
GRANTOR: SHEFFIELD WM F						
GRANTEE: FORRESTER PAUL R						
0517/0557	5/13/1987	MS	U	V		199,000
GRANTOR: BRANTLEY LEWIS						
GRANTEE: SHEFFIELD WM F						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W12 UOP=[YR=1993] N12 W21 S12 E21$ W44 S25 E2 S2 E54 N27 $.

EXTRA FEATURES

LN	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
1	0200	BARN WD 0-	0	100	30	35	1,050.00	SF	20.00	20.00	100	1993	1993	3	20	4,200	
2	0350	CARPORT WD	0	100	35	30	1,050.00	SF	13.00	13.00	100	2016	2016	3	65	8,873	
4	0351	CARPORT MT	0	100	26	24	624.00	SF	10.00	10.00	100	2015	2015	3	60	3,744	

LAND DESCRIPTION

TOTAL OB/XF 16,817

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	100	0006	OR	0.00	0.00	1.55	AC		1.00	1.00	1.00	40,000.00	40,000.00	62,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 1.55 Total Land Value: 62,000 Market: 0 Agricultural: 0 Common: 62,000 PRINTED 07/09/2026 BY SYS