PT OR 680/1180

MOYERS TIMOTHY S & BRENDA D
481109 HADDOCK RD
HILLIARD, FL 32046

2026

20-4N-25-0000-0006-0140

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

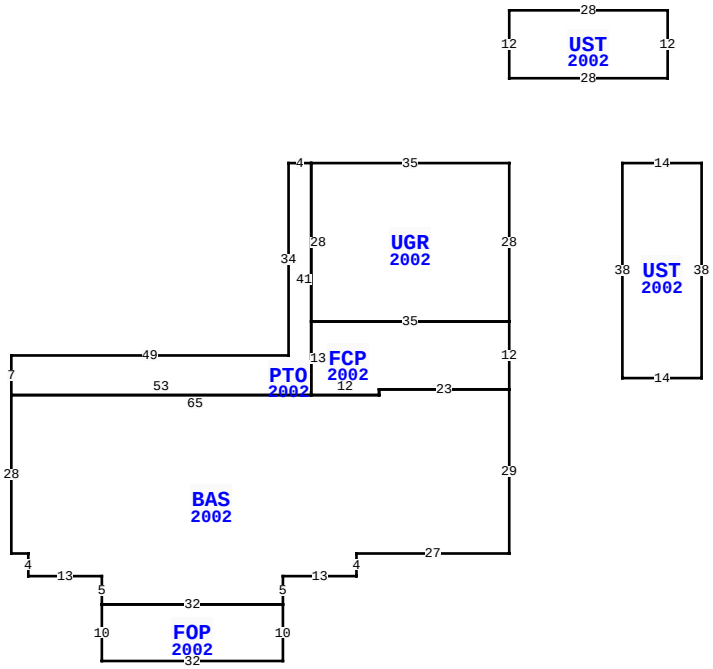
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 90
Exterior Wall	30	VINYL 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,879	100	2002	2,879	282,996
FCP	432	25	2002	108	10,616
FOP	320	30	2002	96	9,437
PTO	507	5	2002	25	2,458
UGR	980	45	2002	441	43,349
UST	336	45	2002	151	14,843
UST	532	45	2002	239	23,493
TOTALS	5,986			3,939	387,190

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,939	114.3000	120.02	472,759	2000	2000	0	0	0	18.10	81.90

1 SINGLE FAM 100% - 1992 Heated Area: 2879 HX Base Yr 1992



481109 HADDOCK RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2026 MLU
INC DATE		AG DATE	03/28/2025 KBA

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		387,190
TOTAL MARKET OB/XF VALUE		2,220
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		429,940
SOH/AGL Deduction		188,876
ASSESSED VALUE		241,064
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		189,653
TOTAL JUST VALUE		469,410
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		486,298

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18005000	GARAGE	0	06/01/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0680/1180	5/11/1993	WD	U	I	07	100

GRANTOR: BURCH LEE JR & ELIZ

GRANTEE: MOYERS TIMOTHY & B

BUILDING NOTES

BUILDING DIMENSIONS

UGR=[YR=2002] W35 PTO=[YR=2002] W4 S34 W49 S7 BAS=[YR=2002] S28 E3 S4 E13 S5 FOP=[YR=2002] S10 E32 N10 W32$ E32 N5 E13 N4 E27 N29 FCP=[YR=2002] N12 W35 S13 E12 N1 E23$ W23 S1 W65 $ E53 N41$ S28 E35 N28$ PTR= E20 UST=[YR=2002] E14 S38 W14 N38$ W20$ PTR=N15 UST=[YR=2002] N12 E28 S12 W28$ S15$.

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
2	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2000	2000	3	81	1,620	
3	0681	POLE SHED	0	100	20	10	200.00	SF	15.00	15.00	100	1995	1995	3	20	600	

LAND DESCRIPTION

TOTAL OB/XF 2,220

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	005000	C	AGRICULTURAL	100		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	40,000.00	40,000.00	40,000							
2	005500	A	TIMBER 2 N S	0		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	530.00	530.00	530							
3	009910	M	MARKET VALUE	0		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

REVIEW DATE 02/14/2024 BY KBA Total Acres: 2.00 Total Land Value: 40,530 Market: 40,000 Agricultural: 530 Common: 40,000 PRINTED 07/09/2026 BY SYS