



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	08	SHT VINYL 40
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
BUD8 Adjustme	04	DIST 01 100

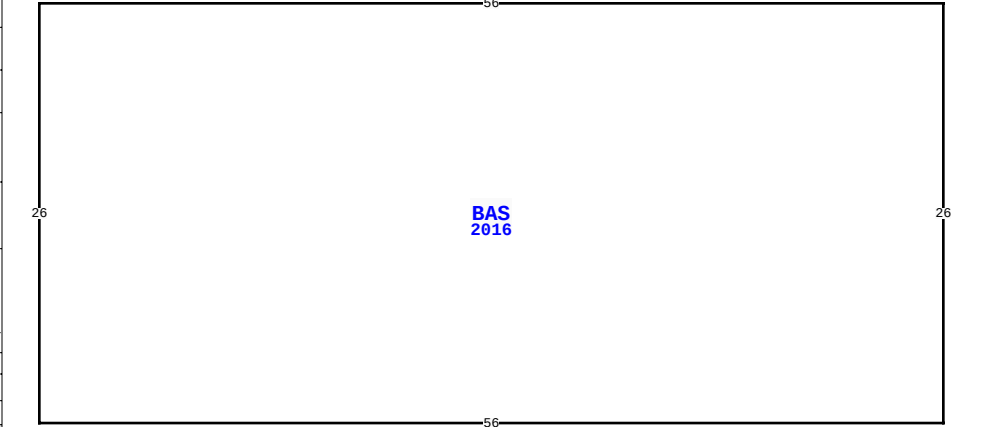
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100	2016	1,456	114,398
TOTALS	1,456			1,456	114,398

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	1242	WD DECK A	0 100	8	8	64.00	SF	10.00	
2	0350	CARPORT WD	0 100	32	23	736.00	SF	13.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0005	OR	0.00	0.00	4.50
2	009605	C	WETLANDS	100					5.50

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,456	116.4000	104.76	152,531	2016	2016	0	0	25.00	75.00
1 M/H 94+			100% - 1994			Heated Area: 1456			HX Base Yr 1994		



BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
48458 CRAWFORD LN, HILLIARD			05/08/2026 MLU		

TOTAL OB/XF											
2,042											

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY										PAGE 1 of 2	
STANDARD										4	
Tax Group: 4										Tax Dist:	
BUILDING MARKET VALUE										125,242	
TOTAL MARKET OB/XF VALUE										2,042	
TOTAL LAND VALUE - MARKET										95,500	
TOTAL MARKET VALUE										222,784	
SOH/AGL Deduction										64,559	
ASSESSED VALUE										158,225	
TOTAL EXEMPTION VALUE										51,411	
BASE TAXABLE VALUE										106,814	
TOTAL JUST VALUE										222,784	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										263,993	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH165787	CO ISSUED	0	11/16/2016
MH165787	MH MOVE-ON	0	10/01/2016

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1017/1668	11/05/2001	WD	U	I	07	100			
GRANTOR: HENDERSON WILLIAM W P									
GRANTEE: HENDERSON WILLIAM W									
0955/0277	10/23/2000	PR	Q	I	01	100			
GRANTOR: HENDERSON WILLIAM R P									
GRANTEE: HENDERSON WILLIAM W									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2016] W56 S26 E56 N26\$.									

HENDERSON WILLIAM W
48458 CRAWFORD LANE
HILLIARD, FL 32046-6402

20-4N-25-0000-0009-0010

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