

PT N1/2 OF SE1/4 OF NE1/4
SEC 23-4N-23E IN OR 2733/267
ESMT PT OR 1627/533

GULLION JONATHAN & ARYAN
28200 CHARITY LN
HILLIARD, FL 32046

2026

23-4N-23-0000-0007-0080



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	13	LVT/LAMNT 80			
Interior Floo	08	SHT VINYL 20			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Quality		03	Quality Level 03		
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	2,280	100	2006	2,280	159,695
UOP	120	25	2017	30	2,101
UOP	336	25	2019	84	5,884
TOTALS	2,736			2,394	167,679

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0800	02	2,394	121.6000	109.44	261,999	2006	2011	0	0	0	36.00	64.00	

1 M/H 94+ 0% - 2025

Heated Area: 2280

HX Base Yr

24

14

24

14

UOP
2019

72

30

58

18

BAS
2006

15

8

15

8

UOP
2017

BLD DATE

02/06/2007

JH

LGL DATE

05/12/2026

ML

XF DATE