

LOTS 15 16 & PT OF 17 18
W OF RD 121
IN OR 1950/1338

MCCALL HENRY N & BETTY L
241772 CR 121
HILLIARD, FL 32046

2026

23-4N-23-2020-0015-0000



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS												NASSAU COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY														
Exterior Wall	12	CEDAR 100	0100	01	2,042	119.2611	125.22	255,699	1984	1989	0	0	0	18.00	82.00	VALUATION BY STANDARD													
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM 0% - 0														Heated Area: 1815 HX Base Yr												
Roof Cover	12	MODULAR MT 100	FSP201432 UOP199323 55 BAS1993 55 UOP1993														Tax Group: 4 Tax Dist:												
Interior Wall	05	DRYWALL 100															BUILDING MARKET VALUE 209,673												
Interior Floo	14	CARPET 70															TOTAL MARKET OB/XF VALUE 28,661												
Interior Floo	11	CLAY TILE 30															TOTAL LAND VALUE - MARKET 273,000												
Air Condition	03	CENTRAL 100															TOTAL MARKET VALUE 511,334												
Heating Type	04	AIR DUCTED 100															SOH/AGL Deduction 71,684												
Bedrooms	3	100															ASSESSED VALUE 439,650												
Bathrooms	2	100															TOTAL EXEMPTION VALUE 0												
Frame	02	WOOD FRAME 100															BASE TAXABLE VALUE 439,650												
Stories	1.	1. 100															TOTAL JUST VALUE 511,334												
Units	0	100	NCON VALUE 0																										
BUD8 Adjustme	04	DIST 01 100	INCOME VALUE																										
Occupancy	00	NONE 100	PREVIOUS YEAR MKT VALUE 536,564																										
Quality 04 Quality Level 04																													
DOR CODE 0100 SINGLE FAMILY																													
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	1,815	100	1993	1,815	186,365																								
FSP	256	40	2014	102	10,473																								
UOP	184	20	1993	37	3,799																								
UOP	440	20	1993	88	9,036																								
TOTALS	2,695			2,042	209,673																								
EXTRA FEATURES						241772 CR 121, HILLIARD																							
L N	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	0510	GARAGE WD-	0	0	22 18			396.00	SF	35.00	1984	1984	3	20	2,772														
2	0510	GARAGE WD-	0	0	24 15			360.00	SF	35.00	1984	1984	3	20	2,520														
3	0510	GARAGE WD-	0	0	52 44			2,288.00	SF	35.00	1984	1984	3	20	16,016														
4	0510	GARAGE WD-	0	0	42 12			504.00	SF	35.00	1984	1984	3	20	3,528														
5	0500	FP-PRE FAB	0	0	0 0			1.00	UT	3,500.00	1984	1984	3	51.5	1,803														
6	0350	CARPORT WD	0	0	24 24			576.00	SF	13.00	2008	2008	3	27	2,022														
TOTAL OB/XF 28,661																													
LAND DESCRIPTION																													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0	0004	OR	0.00	0.00	21.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	273,000												
REVIEW DATE 01/01/2023 BY CD Total Acres: 21.00 Total Land Value: 273,000 Market: 0 Agricultural: 0 Common: 273,000 PRINTED 07/09/2026 BY SYS																													