PT OF LOT 50
IN OR 516 PG 959
1986 SORI DW/MH

TROUILLE STEVIE D
281076 SUNDBERG RD
HILLIARD, FL 32046

2026

23-4N-23-2020-0050-0020

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 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		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Quality	04	Quality Level 04

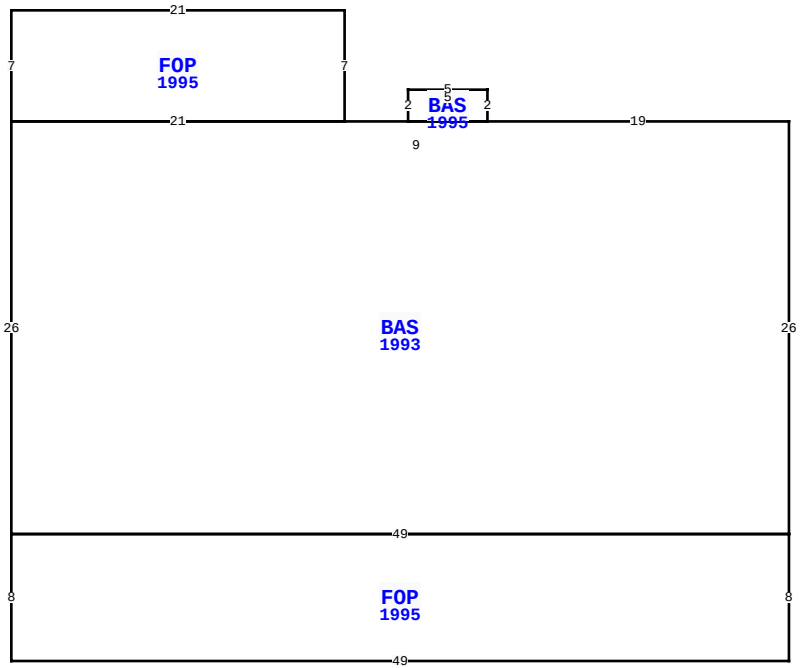
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,274	100	1993	1,274	44,171
BAS	10	100	1995	10	347
FOP	147	30	1995	44	1,526
FOP	392	30	1995	118	4,091
TOTALS	1,823			1,446	50,134

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,446	135.9600	115.57	167,114	1986	1996	0	0	0	70.00	30.00

1 M/H 93- 100% - 0 Heated Area: 1284 HX Base Yr



281076 SUNBERG RD, HILLIARD

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		50,134
TOTAL MARKET OB/XF VALUE		21,774
TOTAL LAND VALUE - MARKET		84,280
TOTAL MARKET VALUE		156,188
SOH/AGL Deduction		85,998
ASSESSED VALUE		70,190
TOTAL EXEMPTION VALUE	HX HB	32,332
BASE TAXABLE VALUE		37,858
TOTAL JUST VALUE		156,188
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		160,437

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B16640	CARPORT	6,600	11/01/2005
R08600	REPAIR/RRF	0	11/01/2005
B98	REMODEL	31,500	10/01/1998
B952217	REMODEL	31,500	09/01/1995
6688	MH MOVE-ON	3,264	08/28/1990
8050	MH MOVE-ON	17,500	02/13/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0516/0959	5/05/1987	WD	Q	V		15,000
GRANTOR: BOOCKHOLDT F D						
GRANTEE: TROUILLE STEVIE D						
0478/0215	1/03/1986	WD	U	V		100
GRANTOR: JACOBS HAROLD E						
GRANTEE: BOOCKHOLDT F D						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W19 BAS=[YR=1995] N2 W5 S2 E5$ W9 FOP=[YR=1995] N7 W21 S7 E21$ W21 S26 FOP=[YR=1995] S8 E49 N8 W49$ E49 N26$.

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	1242	WD DECK A	0	100	0	0	200.00	SF	5.00	5.00	100	2014	2014	3	55	550	
2	0940	SHEDS/PORT	0	100	16	12	192.00	SF	30.00	30.00	100	1990	1990	3	20	1,152	
3	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1986	1986	3	56	1,120	
4	0681	POLE SHED	0	100	15	20	300.00	SF	15.00	15.00	100	1990	1990	3	20	900	
5	0937	WELL	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	1975	1975	3	100	6,000	
6	0936	SEPTC TANK	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	1975	1975	3	100	6,000	
7	0201	BARN WD 10	0	100	38	33	1,254.00	SF	12.75	12.75	100	2000	2000	3	26	4,157	
8	0350	CARPORT WD	0	100	22	22	484.00	SF	9.36	9.36	100	2005	2005	3	21	951	
9	0751	UOP	0	0	8	8	64.00	SF	10.00	10.00	100	2000	2000	3	26	166	
10	0753	UEP	0	0	17	8	136.00	SF	22.00	22.00	100	2000	2000	3	26	778	

TOTAL OB/XF 21,774

LAND DESCRIPTION

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	0005	OR	0.00	0.00	3.01	AC		1.00	1.00	1.00	28,000.00	28,000.00	84,280							

REVIEW DATE 01/01/2023 BY CD Total Acres: 3.01 Total Land Value: 84,280 Market: 0 Agricultural: 0 Common: 84,280 PRINTED 07/09/2026 BY SYS