

HASSELL CLARA J
3559 HASSELL RD
HILLIARD, FL 32046-5583

26-2N-23-0000-0005-0010

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1										
CONSTRUCTION										VALUATION SUMMARY										STANDARD																				
Exterior Wall		05	AVERAGE 100							0800		02	2,160		127.1600		114.44		247,190		2011		2011		0		0		36.00		64.00		VALUATION BY				STANDARD			
Roof Structure		03	GABLE/HIP 100							1		M/H 94+		100% - 2012		Heated Area: 2160		HX Base Yr 2012										Tax Group: 6				Tax Dist:								
Roof Cover		03	COMP SHNGL 100																													BUILDING MARKET VALUE				158,202				
Interior Wall		05	DRYWALL 100																													TOTAL MARKET OB/XF VALUE				8,012				
Interior Floor		08	SHT VINYL 60																													TOTAL LAND VALUE - MARKET				451,000				
Interior Floor		14	CARPET 40																													TOTAL MARKET VALUE				192,619				
Air Condition		03	CENTRAL 100																													SOH/AGL Deduction				80,200				
Heating Type		04	AIR DUCTED 100																													ASSESSED VALUE				112,419				
Bedrooms			3 100																													TOTAL EXEMPTION VALUE				HX HB WX 56,411				
Bathrooms			2 100																													BASE TAXABLE VALUE				56,008				
Frame		02	WOOD FRAME 100																													TOTAL JUST VALUE				617,214				
Stories		0	0 100																													NCON VALUE				0				
Units			0 100																													INCOME VALUE								
																																PREVIOUS YEAR MKT VALUE				547,105				
Quality		04	Quality Level 04																																					
DOR CODE		5000	IMPROVED AG																																					
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		2,160	100	2011	2,160	158,202																																		
TOTALS		2,160			2,160	158,202																																		
EXTRA FEATURES										3559 HASSELL LN, HILLIARD										BLD DATE										LGL DATE										
																				XF DATE										LAND DATE										
																				INC DATE										AG DATE										
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		0681		POLE SHED		0 100		13 34		442.00		SF		13.50		13.50		100		1989		1989		3		20		1,193												
2		0937		WELL		0 100		0 0		1.00		UT		6,000.00		6,000.00		100		2000		2000		3		100		6,000												
3		0681		POLE SHED		0 100		21 13		273.00		SF		15.00		15.00		100		1990		1990		3		20		819												