

E1/2 OF LOT 52
IN OR 1729/1736
EX R/W OR 242/694

THOMPSON LORREN M JR & MARCIA
456700 OLD DIXIE HWY
HILLIARD, FL 32046

2026

28-3N-24-2020-0052-0010



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	06	BD/BATTEN 70			
Exterior Wall	05	AVERAGE 30			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	13	LVT/LAMNT 70			
Interior Floor	08	SHT VINYL 30			
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			
Occupancy	00	NONE 100			
Quality	03	Quality Level 03			
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	720	100	1993	720	52,784
BAS	832	100	1998	832	60,995
UOP	280	20	2017	56	4,106
TOTALS	1,832			1,608	117,885

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,608	107.7120	113.10	181,865	1966	1970	0	0	35.18	64.82
1 SINGLE FAM 0% - 2012 Heated Area: 1552 HX Base Yr 2012											
TOTALS	1,832			1,608	117,885						

NASSAU COUNTY PROPERTY																										
VALUATION SUMMARY										PAGE 1 of 2																
VALUATION BY										STANDARD																
Tax Group: 4										Tax Dist:																
BUILDING MARKET VALUE										366,785																
TOTAL MARKET OB/XF VALUE										3,869																
TOTAL LAND VALUE - MARKET										122,080																
TOTAL MARKET VALUE										492,734																
SOH/AGL Deduction										208,028																
ASSESSED VALUE										284,706																
TOTAL EXEMPTION VALUE										51,411																
BASE TAXABLE VALUE										233,295																
TOTAL JUST VALUE										492,734																
NCON VALUE										0																
INCOME VALUE																										
PREVIOUS YEAR MKT VALUE										492,158																
SALES DATA																										
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																				
1729/1736	3/10/2011	WD U	I	11	86,300																					
GRANTOR: MARKLEY ALLEN S & HEA																										
GRANTEE: THOMPSON LORREN M J																										
1550/1339	2/12/2008	WD Q	I	05	90,000																					
GRANTOR: THOMPSON LORREN M JR																										
GRANTEE: MARKLEY ALLEN S & H																										
BUILDING NOTES																										

