

NE1/4 OF SW1/4
IN OR 2502/1259
(LESS TO RRS)

STOKES ASHLEY C
27090 ERIC LN
HILLIARD, FL 32046

2026

32-4N-24-0000-0002-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 80
Exterior Wall	10	ABOVE AVG 20
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	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
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	2,400	100	1994	2,400	193,192
FOP	252	30	1994	76	6,117
SFB	720	80	2009	576	46,366

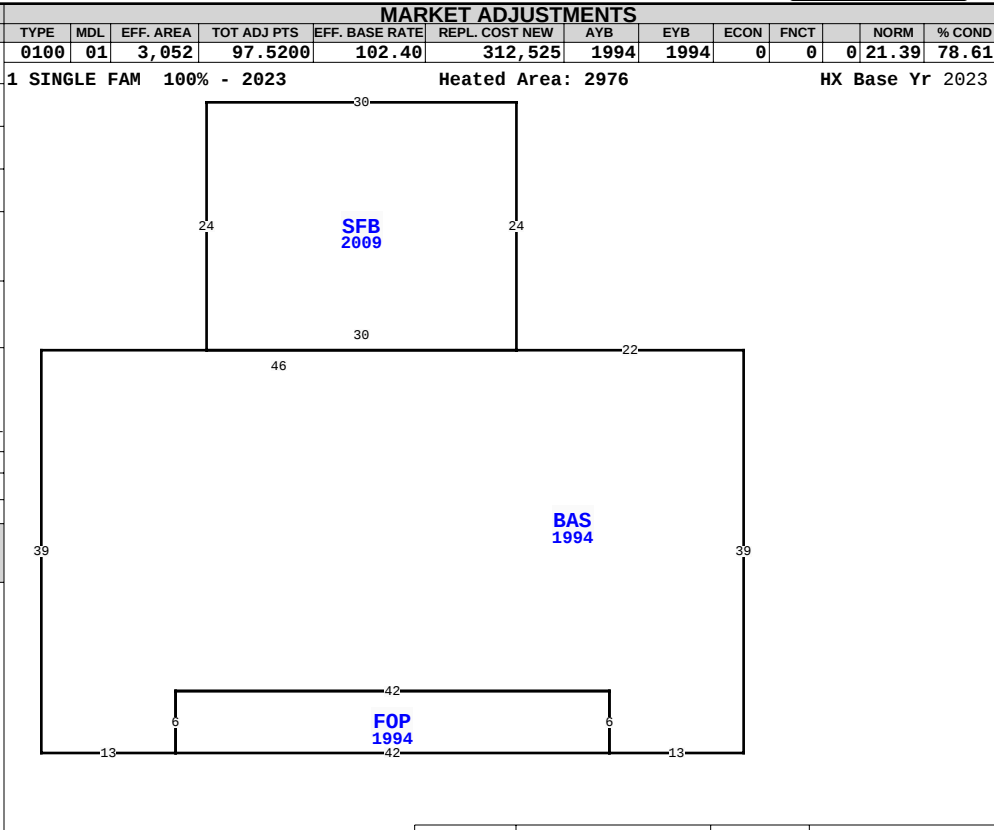
TOTALS	3,372			3,052	245,676
--------	-------	--	--	-------	---------

EXTRA FEATURES

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	0511	GARAGE CB-	0	100	17	19	323.00	SF	40.00	40.00	100	1964	1964	3	20	2,584	
2	0510	GARAGE WD-	0	100	50	50	2,500.00	SF	35.00	35.00	100	1957	1957	3	20	17,500	
3	0510	GARAGE WD-	0	100	16	32	512.00	SF	35.00	35.00	100	1941	1941	3	20	3,584	
4	0510	GARAGE WD-	0	100	12	23	276.00	SF	35.00	35.00	100	1941	1941	3	20	1,932	
5	0680	POLE SHED	0	100	41	47	1,927.00	SF	10.00	10.00	100	1995	1995	3	20	3,854	
6	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1999	1999	3	80	2,800	

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	005000	C	AGRICULTURAL	100	0006	CI	0.00	0.00	3.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	39,000							
2	005600	A	TIMBER 3 N S	0		CI	0.00	0.00	18.00	AC		1.00	1.00	1.00	395.00	395.00	7,110							
3	005500	A	TIMBER 2 N S	0		CI	0.00	0.00	4.00	AC		1.00	1.00	1.00	530.00	530.00	2,120							
4	009910	M	MARKET VALUE	0		CI	0.00	0.00	22.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	286,000							



27090 ERIC LN, HILLIARD	BLD DATE	LGL DATE	05/12/2026	MLU
	XF DATE	LAND DATE	01/31/2025	KBA
	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	0511	GARAGE CB-	0	100	17	19	323.00	SF	40.00	40.00	100	1964	1964	3	20	2,584	
2	0510	GARAGE WD-	0	100	50	50	2,500.00	SF	35.00	35.00	100	1957	1957	3	20	17,500	
3	0510	GARAGE WD-	0	100	16	32	512.00	SF	35.00	35.00	100	1941	1941	3	20	3,584	
4	0510	GARAGE WD-	0	100	12	23	276.00	SF	35.00	35.00	100	1941	1941	3	20	1,932	
5	0680	POLE SHED	0	100	41	47	1,927.00	SF	10.00	10.00	100	1995	1995	3	20	3,854	
6	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1999	1999	3	80	2,800	

TOTAL OB/XF 32,254

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	005000	C	AGRICULTURAL	100	0006	CI	0.00	0.00	3.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	39,000							
2	005600	A	TIMBER 3 N S	0		CI	0.00	0.00	18.00	AC		1.00	1.00	1.00	395.00	395.00	7,110							
3	005500	A	TIMBER 2 N S	0		CI	0.00	0.00	4.00	AC		1.00	1.00	1.00	530.00	530.00	2,120							
4	009910	M	MARKET VALUE	0		CI	0.00	0.00	22.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	286,000							

NASSAU COUNTY PROPERTY PAGE 1 of 3 4

VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			331,775
TOTAL MARKET OB/XF VALUE			32,254
TOTAL LAND VALUE - MARKET			325,000
TOTAL MARKET VALUE			412,259
SOH/AGL Deduction			94,305
ASSESSED VALUE			317,954
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			266,543
TOTAL JUST VALUE			689,029
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			758,101

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH992945	MH MOVE-ON	0	12/01/1999
8725	NEW CONSTR	93,345	03/04/1993
6418	ADDITION	35,000	04/20/1990

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2502/1259	9/10/2021	WD U	I	11		100

SALES DATA						
GRANTOR: SHEPHARD ELIZABETH						
GRANTEE: STOKES ASHLEY C						
1551/1459	2/20/2008	QC U	I	07		100
GRANTOR: SHEPHARD WESTON LEE						
GRANTEE: SHEPHARD ELIZABETH						

BUILDING NOTES

BUILDING DIMENSIONS	
BAS=[YR=1994]	W22 SFB=[YR=2009] N24 W30 S24 E30\$ W46 S39 E13
FOP=[YR=1994]	E42 N6 W42 S6\$ N6 E42 S6 E13 N39\$.

STOKES ASHLEY C
27090 ERIC LN
HILLIARD, FL 32046

32-4N-24-0000-0002-0000

[illegible]

STOKES ASHLEY C
27090 ERIC LN
HILLIARD, FL 32046

32-4N-24-0000-0002-0000

[illegible]