

PT SE1/4 OF NE1/4 OF
1992 MERI TW/MH
SEC 33-2N-23E IN OR 1972/978

BELL DENISE
2644 BARBARA LN
HILLIARD, FL 32046

2026

33-2N-23-0000-0001-0280



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		4 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Quality	05	Quality Level 05			
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	2,010	100	1993	2,010	111,496
BAS	465	100	2013	465	25,794
FSP	204	60	2009	122	6,768
UOP	44	25	1995	11	610
TOTALS	2,723			2,608	144,668

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0820	02	2,608	148.3200	126.07	328,791	1992	2001	0	0	0 56.00	44.00	
1 M/H 93- 100% - 2022 Heated Area: 2475 HX Base Yr 2022												
2644 BARBARA LN, HILLIARD												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
05/12/2026 MLU												

NASSAU COUNTY PROPERTY									
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VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 6					Tax Dist:				
BUILDING MARKET VALUE					144,668				
TOTAL MARKET OB/XF VALUE					5,583				
TOTAL LAND VALUE - MARKET					46,000				
TOTAL MARKET VALUE					196,251				
SOH/AGL Deduction					38,290				
ASSESSED VALUE					157,961				
TOTAL EXEMPTION VALUE					HX HB				
BASE TAXABLE VALUE					106,550				
TOTAL JUST VALUE					196,251				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					200,101				