PT OF NW1/4 OF NW1/4
IN OR 2802/1664

WEYMAN MIRIAM & TERRY JR
3195 BARBARA LN
HILLIARD, FL 32046

2026

34-2N-23-0000-0005-0110

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	06	Quality Level 06

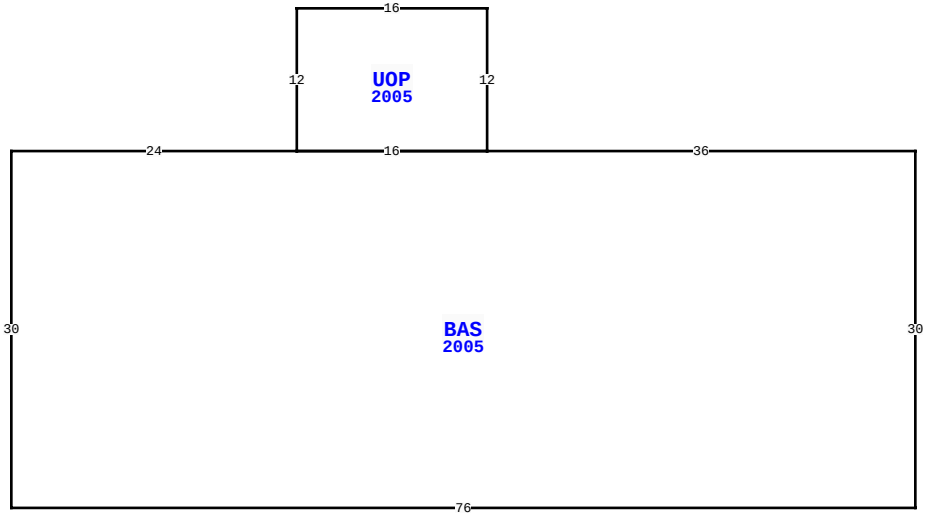
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2005	2,280	162,024
UOP	192	25	2005	48	3,411
TOTALS	2,472			2,328	165,435

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,328	151.8400	136.66	318,144	2005	2005	0	0	0	48.00	52.00

1 M/H 94+ 100% - 2026 Heated Area: 2280 HX Base Yr 2026



3195 BARBARA LN, HILLIARD

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

NASSAU COUNTY PROPERTY — VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		165,435
TOTAL MARKET OB/XF VALUE		3,045
TOTAL LAND VALUE - MARKET		84,840
TOTAL MARKET VALUE		253,320
SOH/AGL Deduction		21,505
ASSESSED VALUE		231,815
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		180,404
TOTAL JUST VALUE		253,320
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		177,453

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E0514147	ELEC OTHER	0	02/01/2005
M0509108	MECH OTHER	0	02/01/2005
MH044513	MH MOVE-ON	0	12/01/2004
P0408837	OTHER	0	12/01/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2802/1664	7/16/2025	WD	Q	I	01	319,900
GRANTOR: DARAGJATI REZART						
GRANTEE: WEYMAN MIRIAM & TER						
2784/1281	4/28/2025	SW	U	I	18	150,000
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: DARAGJATI REZART						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005;ORIG=0,0] W36 W16 W24 S30 E76 N30 $
UOP=[YR=2005;ORIG=-52,0] E16 N12 W16 S12 $
.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2005	2005	3	87	3,045	

LAND DESCRIPTION

TOTAL OB/XF 3,045

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	3.03	AC		1.00	1.00	1.00	28,000.00	28,000.00	84,840							

REVIEW DATE 01/01/2023 BY CD Total Acres: 3.03 Total Land Value: 84,840 Market: 0 Agricultural: 0 Common: 84,840 PRINTED 07/09/2026 BY SYS