

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

Exterior Wall10

ABOVE AVG 50

Exterior Wall12

CEDAR 50

Roof Structur03

GABLE/HIP 100

Roof Cover12

MODULAR MT 100

Interior Wall05

DRYWALL 100

Interior Floo14

CARPET 90

Interior Floo08

SHT VINYL 10

Air Condition03

CENTRAL 100

Heating Type04

AIR DUCTED 100

Bedrooms4

100

Bathrooms2

100

Frame Stories Units02

WOOD FRAME 100

Occupancy00

NONE 100

Quality03

Quality Level 03

DOR CODE0100

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

1,596

100

1994

1,596

153,172

BAS

720

100

2009

720

69,100

FOP

224

30

1994

67

6,430

FOP

816

30

2009

245

23,513

TOTALS

3,356

2,628

252,215

EXTRA FEATURES

27002 GEIGER RD, HILLIARD

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

2

0940

SHEDS/PORT

0 100

24

10

240.00

SF

30.00

30.00

100

2011

2011

3

40

2,880

3

0681

POLE SHED

0 100

24

14

336.00

SF

15.00

15.00

100

2011

2011

3

56

2,822

4

0860

POOL/SPA

0 100

0

0

1.00

UT

60,000.00

60,000.00

100

2018

2018

05

95

57,000

LAND DESCRIPTION

TOTAL OB/XF

62,702

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

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

0007

OR

0.00

0.00

1.00

AC

1.00

1.00

1.00

40,000.00

40,000.00

40,000

REVIEW DATE

02/15/2024

BY

KBA

Total Acres:

1.00

Total Land Value:

40,000

Market:

0

Agricultural:

0

Common:

40,000

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0100

01

2,628

104.1600

109.37

287,424

1994

2000

0

0

12.25

87.75

1 SINGLE FAM

100% - 1995

Heated Area: 2316

HX Base Yr 1995

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/12/2026

MLU

11/19/2024

KBA

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q / U

V / I

RSN CD

SALE PRICE

0724/0577

2/22/1995

WD

Q

V

01

100

GRANTOR: GEIGER ROBERT R & M S

GRANTEE: GEIGER JOSEPH RAY

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1994] W13 FOP=[YR=2009] N48 W17 BAS=[YR=2009] W15 S48 E15 N48\$ S48 E17\$ W44 S28 E12 FOP=[YR=1994] S7 E32 N7 W32 \$ E45 N28 \$ .

NASSAU COUNTY PROPERTY

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