IN OR 827 PG 99

HUNTER JAMES DAVID & ELAINE F
10660 MULBERRY LANDING ANX
HILLIARD, FL 32046

2026

37-3N-23-0000-0001-0150

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	06	CUST PANEL 100
Interior Floo	09	PINE WOOD 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 09

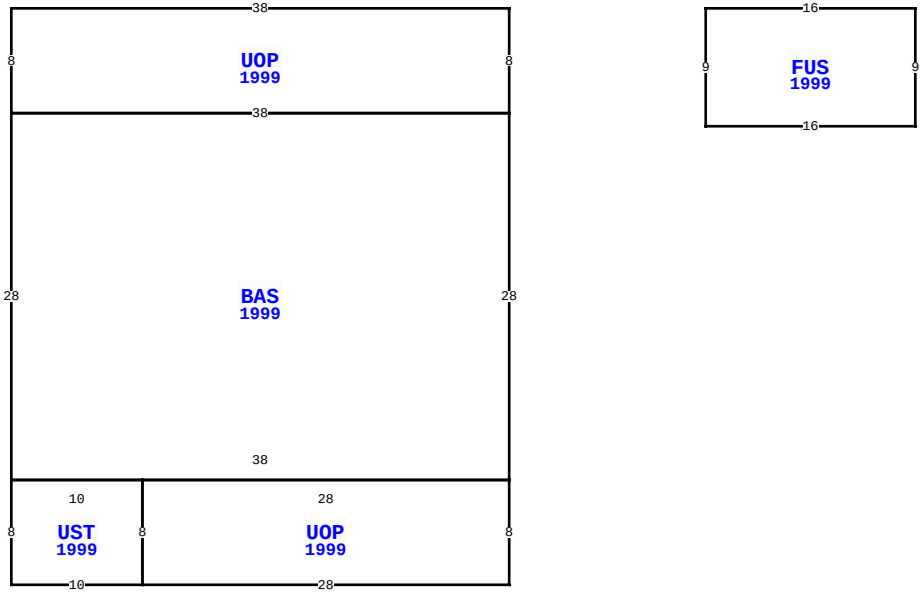
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,064	100	1999	1,064	113,035
FUS	144	100	1999	144	15,298
UOP	224	20	1999	45	4,780
UOP	304	20	1999	61	6,480
UST	80	45	1999	36	3,824
TOTALS	1,816			1,350	143,418

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,350	115.9600	121.76	164,376	1999	1999	0	0	0	12.75	87.25

1 SINGLE FAM 100% - 2000 Heated Area: 1208 HX Base Yr 2000



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

10660 MULBERRY LANDING ANX, HILLIARD

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	1999	1999	3	80	2,800	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	143,418
TOTAL MARKET OB/XF VALUE	2,800
TOTAL LAND VALUE - MARKET	56,880
TOTAL MARKET VALUE	203,098
SOH/AGL Deduction	107,722
ASSESSED VALUE	95,376
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	43,965
TOTAL JUST VALUE	203,098
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	203,584

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B985372	NEW CONSTR	72,450	09/01/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0827/0099	3/20/1998	WD	Q	V		20,500
GRANTOR: CLANCY RICHARD FREDER						
GRANTEE: HUNTER JAMES & ELAI						
0827/0094	3/20/1998	QC	Q	V	06	100
GRANTOR: CLANCY DIANA S						
GRANTEE: CLANCY RICHARD FRED						

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=1999] W38 S8 BAS=[YR=1999] S28 UST=[YR=1999] S8 E10 UOP=[YR=1999] E28 N8 W28 S8 $ N8 W10 $ E38 N28 W38 $ E38 N8 $ PTR= E15 FUS=[YR=1999] E16 S9 W16 N9 $ W15 $.

LAND DESCRIPTION

TOTAL OB/XF 2,800

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	1.30	AC		1.00	1.00	1.00	40,000.00	40,000.00	52,000							
2	009605	C	WETLANDS	100		OR	0.00	0.00	4.88	AC		1.00	1.00	1.00	1,000.00	1,000.00	4,880							

REVIEW DATE 01/01/2023 BY CD Total Acres: 6.18 Total Land Value: 56,880 Market: 0 Agricultural: 0 Common: 56,880 PRINTED 07/09/2026 BY SYS