



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS												NASSAU COUNTY PROPERTY																						
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																									
Exterior Wall	30	VINYL 100	0800	02	2,356	128.4800	115.63	272,424	2003	2003	0	0	0	52.00	48.00	STANDARD																								
Roof Structur	03	GABLE/HIP 100	2 M/H 94+ 100% - 1997														Heated Area: 2356												HX Base Yr											
Roof Cover	03	COMP SHNGL 100	76 31 BAS 2014 31 76																																					
Interior Wall	05	DRYWALL 100																																						
Interior Floo	14	CARPET 70																																						
Interior Floo	08	SHT VINYL 30																																						
Air Condition	03	CENTRAL 100																																						
Heating Type	04	AIR DUCTED 100																																						
Bedrooms		4 100																																						
Bathrooms		2 100																																						
Frame		N/A 100																																						
Stories	1.	1. 100																																						
Units		0 100																																						
Quality			04	Quality Level 04																																				
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	2,356	100	2014	2,356	130,764																																			
TOTALS			2,356		2,356	130,764																																		
EXTRA FEATURES			10132 MULBERRY LANDING ANX, 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																								
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2003	2003	3	85	2,975																									
LAND DESCRIPTION																	TOTAL OB/XF 2,975																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	3.06	AC		1.00	1.00	1.00	28,000.00	28,000.00	85,680																							
REVIEW DATE 04/29/2024 BY WW Total Acres: 3.06 Total Land Value: 85,680 Market: 0 Agricultural: 0 Common: 85,680 PRINTED 07/09/2026 BY SYS																																								

05/12/2026 MLU

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

SALES DATA

OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE

0749/1981 1/30/1996 WD Q I 21,000

GRANTOR: HULING BEN & NANNIE M

GRANTEE: TYSON JACK JR & JOV

0682/0347 6/03/1993 WD Q V 10,500

GRANTOR: CREWS PATRICIA

GRANTEE: HULING BEN & NANNIE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2014] W76 S31 E76 N31 \$.

[illegible]