

DIOTTE MARY & TIMOTHY
751 CARLEE LANE
HILLIARD, FL 32046

40-3N-23-0000-0004-0050

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall10ABOVE AVG 100

Rooft Structure03GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall04PLYWOOD 50

Interior Wall05DRYWALL 50

Interior Floor14CARPET 90

Interior Floor08SHT VINYL 10

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms4 100

Bathrooms1 100

Frame Stories Units1. 100

BUD8 Adjustme04DIST 01 100

Quality03Quality Level 03

DOR CODE0200MOBILE HOME

MAP NUMMKT AREA09

NEIGHBORHOOD/LOC9001.00

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREAMARKET VALUE

BAS1,22410019931,22438,578

BAS512100200051216,137

BAS336100201333610,590

MARKEADJUSTMENTS

TYPMDLEFF. AREATOT ADJ PTFEFF. BASE RATEREPL. COST NEWAYBEYBECONEFNCTNORM% COND

0820022,072123.6000105.06217,6841980198000070.0030.00

1 M/H 93- 100% - 2006Heated Area: 2072HX Base Yr 2006

BasementBAS 1993

BasementBAS 2000

BasementBAS 2013

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE65,305

TOTAL MARKET OB/XF VALUE2,380

TOTAL LAND VALUE - MARKET112,000

TOTAL MARKET VALUE179,685

SOH/AGL Deduction121,378

ASSESSED VALUE58,307

TOTAL EXEMPTION VALUEHX HB WX38,307

BASE TAXABLE VALUE20,000

TOTAL JUST VALUE179,685

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE183,924

Sales Data

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMERSNCDSALE PRICE

0963/135712/22/2000WDUII0685,000

GRANTOR: SCOTT RANDOLF W & CAR

GRANTEE: DIOTTE TIMOTHY & MA

0963/135012/22/2000WDQII06100

GRANTOR: MUSGROVE SHIRLEY F

GRANTEE: SCOTT RANDOLF W & C

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W30 S20 BAS=[YR=2000] W16 S32 E16 N32 \$ S32
E14 BAS=[YR=2013] E16 N21 W16 S21 \$ N21 E16 N31 \$.

EXTRA FEATURES

LNOBXFCODEDESCRIPTIONBLDCAPLWUNITSUTAdjRADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10351CARPORT MT01003526910.00SF10.0010.00100197519753201,820

21242WD DECK A01001610160.00SF10.0010.0010020102010335560

LAND DESCRIPTION

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEDJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES1000007OR0.000.004.00AC1.001.001.0028,000.0028,000.00112,000

REVIEW DATE01/01/2023BY CDTotal Acres: 4.00Total Land Value: 112,000Market: 0Agricultural: 0Common: 112,000PRINTED 07/09/2026 BY SYS