

PT NE 1/4 OF SW 1/4 OF
SEC 03-3N-24E IN OR 2005/761
(EX R/W OR 951/976 & EX 5-2)

VALLERCHAMP PATRICK & TIFFANY
37533 OLD PINERIDGE RD
HILLIARD, FL 32046

2023

03-3N-24-0000-0005-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	09
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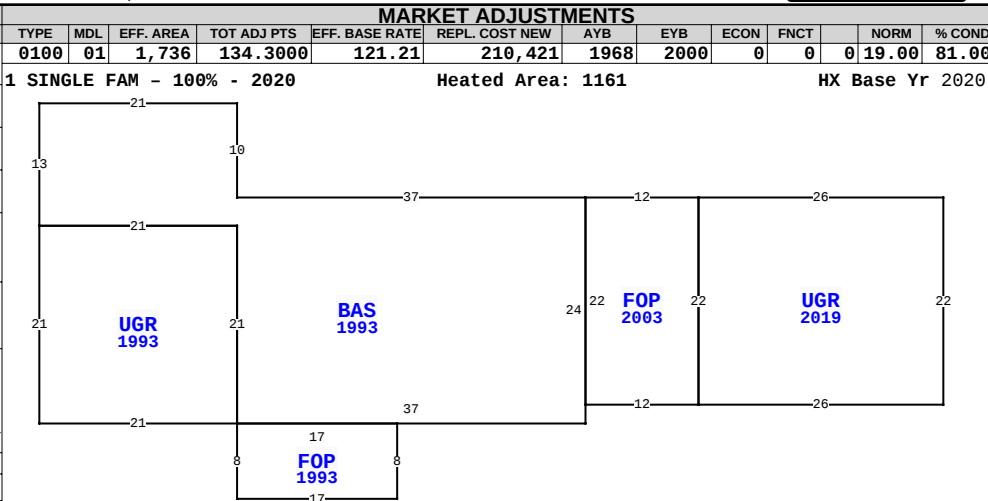
NEIGHBORHOOD/LOC	9001.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,161	100	1,161	113,987
FOP	136	30	41	4,026
FOP	264	30	79	7,757
UGR	441	45	198	19,440
UGR	572	45	257	25,232
TOTALS	2,574		1,736	170,441

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION

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	0811	CONCRETE B	0 100	0	0	615.00	SF	5.20	5.20	100	1980	1980	3	35	1,119	
2	0100	BAR-B-Q	0 100	0	0	1.00	UT	200.00	200.00	100	1990	1990	3	20	40	
3	0351	CARPORT MT	0 100	30	22	660.00	SF	10.00	10.00	100	2020	2020	3	93	6,138	

LAND DESCRIPTION		
L N	USE CODE	CLS
1	000115	C



37533 OLD PINERIDGE RD, HILLIARD	BLD DATE	LGL DATE	06/13/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF																	7,297
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	000115	C	SFR ACRES	100	0006	OR	0.00	0.00	0.58	AC		1.00	1.00	1.50	30,000.00	45,000.00	26,100

NASSAU COUNTY PROPERTY				PAGE 1 of 1	4
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 4			Tax Dist:
BUILDING MARKET VALUE		170,441			
TOTAL MARKET OB/XF VALUE		7,297			
TOTAL LAND VALUE - MARKET		26,100			
TOTAL MARKET VALUE		203,838			
SOH/AGL Deduction		53,622			
ASSESSED VALUE		150,216			
TOTAL EXEMPTION VALUE		50,000			HX HB
BASE TAXABLE VALUE		100,216			
TOTAL JUST VALUE		203,838			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		187,440			

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2005/0761	9/25/2015	WD	Q	I	01	144,000	
GRANTOR: JOHNSON JASON BOYD &							
GRANTEE: VALLERCHAMP PATRICK							
1950/0345	11/05/2014	QC	U	I	11	28,000	
GRANTOR: OLD PINERIDGE LAND TR							
GRANTEE: JOHNSON JASON BOYD							

BUILDING NOTES																
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BUILDING DIMENSIONS																
UGR=[YR=2019] W26 FOP=[YR=2003] W12 BAS=[YR=1993] W37 N10 W21 S13 UGR=[YR=1993] S21 E21 N21 W21\$ E21 S21 FOP=[YR=1993] S8 E17 N8W17\$ E37 N24\$ S22 E12 N22\$ S22 E26 N22\$.																