PARCELS 5-1 & 5-2
OR 1198/1469
EX R/W OR 1467/1477

BURNETTE GREGORY W & KELLY W
37460 OLD PINE RIDGE ROAD
HILLIARD, FL 32046

2023

03-3N-24-0000-0005-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06

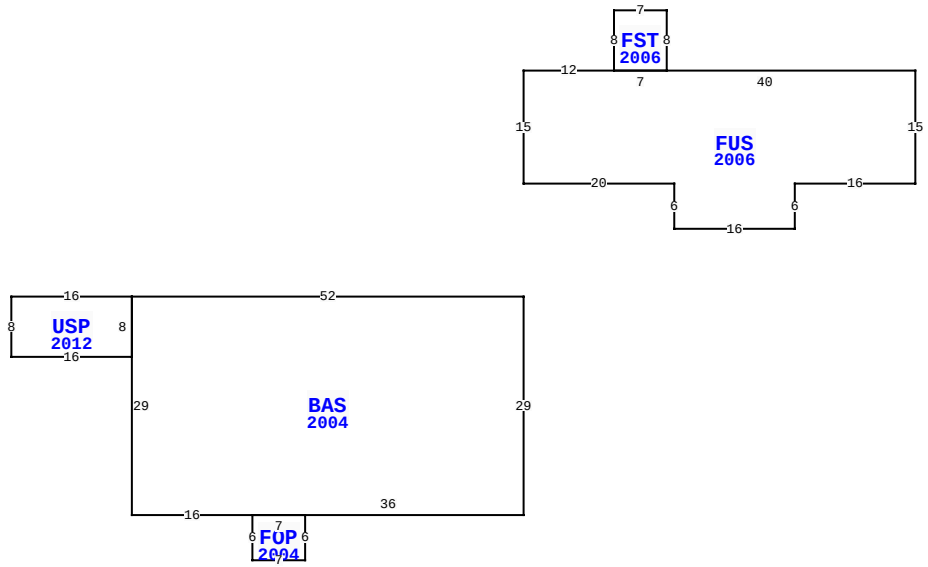
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,508	100	1,508	170,849
FOP	42	30	13	1,473
FST	56	55	31	3,512
FUS	876	100	876	99,246
USP	128	30	38	4,305
TOTALS	2,610		2,466	279,385

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	PD	NORM	% COND
0200	01	2,466	121.3296	91.00	224,406	2004	2010	0	12	124.5	5.50	124.50

1 SFR MODULR – 100% - 2005 Heated Area: 2384 HX Base Yr 2005



37460 OLD PINERIDGE RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/16/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		279,385
TOTAL MARKET OB/XF VALUE		675
TOTAL LAND VALUE - MARKET		103,500
TOTAL MARKET VALUE		383,560
SOH/AGL Deduction		226,925
ASSESSED VALUE		156,635
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		106,635
TOTAL JUST VALUE		383,560
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		329,709

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20007769	REPAIR/RRF	0	08/26/2020
E0414005	ELEC OTHER	0	12/01/2004
M0409059	H/AC	0	12/01/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1467/1477	12/27/2006	WD	U	V	07	100
GRANTOR: BURNETTE GREGORY W &						
GRANTEE: BOARD OF COUNTY COM						
1467/1473	12/27/2006	QC	U	V	06	100
GRANTOR: BOARD OF COUNTY COMMI						
GRANTEE: BURNETTE GREGORY W						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] W52 USP=[YR=2012] W16 S8 E16 N8$ S29 E16 FOP=[YR=2004] S6 E7 N6 W7$ E36 N29$ PTR=N15 FUS=[YR=2006] N15 E12 FST=[YR=2006] N8 E7 S8 W7$ E40 S15 W16 S6 W16 N6 W20$ S15 $.

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
2	0940	SHEDS/PORT	0	100	14	12	168.00	SF	20.10	20.10	100	1998	1998	3	20	675	

LAND DESCRIPTION

TOTAL OB/XF 675

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	000115	C	SFR ACRES	100	0006	OR	0.00	0.00	4.14	AC		1.00	1.00	1.00	25,000.00	25,000.00	103,500							

REVIEW DATE 10/15/2020 BY TWX Total Acres: 4.14 Total Land Value: 103,500 Market: 0 Agricultural: 0 Common: 103,500 PRINTED 08/02/2023 BY SYS