

JENSEN TIM ALLEN & MELANIE C
37218 PINERIDGE ROAD
HILLIARD, FL 32046

03-3N-24-0000-0006-0090

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
CONSTRUCTION										VALUATION SUMMARY										STANDARD									
ELEMENT CD		TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND								STANDARD																			
Exterior Wall Roof Structur		05 AVERAGE 100 03 GABLE/HIP 100 1 M/H 94+ - 100% - 1993 Heated Area: 1826 HX Base Yr 1993																											
Roof Cover Interior Wall Interior Floor Interior Floor Air Condition Heating Type Bedrooms Bathrooms Frame		03 COMP SHNGL 100 05 DRYWALL 100 14 CARPET 90 08 SHT VINYL 10 03 CENTRAL 100 04 AIR DUCTED 100 3 100 2 100 02 WOOD FRAME 100																											
Stories Units		1. 1. 100 0 100																											
Quality		03 Quality Level 03																											
DOR CODE		0200 MOBILE HOME																											
MAP NUM		MKT AREA 09																											
NEIGHBORHOOD/LOC		9001.00																											
AREA TYPE TOTAL GROSS AREA PCT OF BASE TOT ADJ AREA SUBAREA MARKET VALUE		BAS 1,826 100 1,826 66,139 DCK 156 15 23 833																											
TOTALS		1,982 1,849 66,972																											
EXTRA FEATURES										37218 PINERIDGE RD, HILLIARD																			
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE										06/13/2023 MLU																			
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	1998	1998	3	83	2,905														
2	0510	GARAGE WD-	0 100	16	18	288.00	SF	35.00	35.00	100	1998	1998	3	27	2,722														
3	0681	POLE SHED	0 100	16	7	112.00	SF	15.00	15.00	100	1998	1998	3	27	454														
4	0681	POLE SHED	0 100	18	12	216.00	SF	15.00	15.00	100	2013	2013	3	75	2,430														
5	0810	CONCRETE A	0 100	20	18	360.00	SF	6.50	6.50	100	2016	2016	3	97	2,270														
LAND DESCRIPTION																													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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		OR	0.00	0.00	1.93	AC		1.00	1.00	1.00	30,000.00	30,000.00	57,900												
REVIEW DATE 07/13/2017 BY TWX Total Acres: 1.93 Total Land Value: 57,900 Market: 0 Agricultural: 0 Common: 57,900 PRINTED 08/02/2023 BY SYS																													