

BLOCK 13 LOT 2
PT OR 1360/892
ESMT OR 1693/1363

CARTER ROBERT T
37504 POOLE ROAD
HILLIARD, FL 32046

2023

08-3N-24-2380-0013-0020



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	PAGE 1 of 2 3													
Exterior Wall	05	AVERAGE 100	0100	01	3,263	91.5400	82.61	269,556	1926	1970	0	0	20.25	79.75	VALUATION BY STANDARD													
Roof Structur	04	WOOD TRUSS 100	1 SINGLE FAM - 0% - 0													Heated Area: 2854 HX Base Yr												
Roof Cover	03	COMP SHNGL 100															VALUATION SUMMARY											
Interior Wall	05	DRYWALL 90															Tax Group: 3 Tax Dist:											
Interior Wall	04	PLYWOOD 10															BUILDING MARKET VALUE 310,250											
Interior Floo	12	HARDWOOD 90															TOTAL MARKET OB/XF VALUE 36,782											
Interior Floo	07	CORK/VTILE 10															TOTAL LAND VALUE - MARKET 132,300											
Air Condition	03	CENTRAL 100															TOTAL MARKET VALUE 479,332											
Heating Type	04	AIR DUCTED 100															SOH/AGL Deduction 189,032											
Bedrooms	0 100																ASSESSED VALUE 290,300											
Bathrooms	0 100																TOTAL EXEMPTION VALUE 0											
Frame	02	WOOD FRAME 100															BASE TAXABLE VALUE 290,300											
Stories	2.	2. 100	TOTAL JUST VALUE 479,332																									
Units	0 100		NCON VALUE 0																									
BUD8 Adjustme	03	DIST HI 100	INCOME VALUE																									
Occupancy	00	NONE 100	PREVIOUS YEAR MKT VALUE 342,288																									
Quality	03	Quality Level 03																										
DOR CODE	1200	STORE/OFFICE/RESID																										
MAP NUM		MKT AREA	06																									
NEIGHBORHOOD/LOC	6002.00																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																								
AOF	1,290	110	1,419	93,486																								
BAL	135	15	20	1,317																								
BAS	1,532	100	1,532	100,931																								
BAS	32	100	32	2,109																								
CAN	310	30	93	6,127																								
CAN	175	30	52	3,426																								
CAN	262	30	79	5,204																								
DCK	49	10	5	329																								
DCK	135	10	14	923																								
FOP	16	30	5	329																								
TOTALS	4,055		3,263	214,971																								
EXTRA FEATURES															** This building has 12 Sub-Areas													
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	0	0	0	2.00	UT	3,500.00	3,500.00	100	1926	1926	3	20	1,400												
6	0525	GAZEBO	0	0	0	0	1.00	UT	20,000.00	20,000.00	100	2009	2009	3	60	12,000												
7	1075	TRELLIS G	0	0	0	0	409.00	SF	17.50	17.50	100	2009	2009	3	60	4,295												
8	0446	BOX FNC 6'	0	0	0	0	268.00	LF	20.00	20.00	100	2009	2009	3	45	2,412												
9	0811	CONCRETE B	0	0	0	0	1,381.00	SF	5.20	5.20	100	2009	2009	3	91	6,535												
10	0855	CONC PAVER	0	0	0	0	1,033.00	SF	10.00	10.00	100	2010	2010	3	92	9,504												
11	1076	TRELLIS A	0	0	8	6	48.00	SF	7.50	7.50	100	2010	2010	3	64	230												
12	0810	CONCRETE A	0	0	6	4	24.00	SF	6.50	6.50	100	1980	1980	3	35	55												
13	0978	SECURTY LT	0	0	0	0	2.00	UT	225.00	225.00	100	2009	2009	3	78	351												
TOTAL OB/XF															36,782													
LAND DESCRIPTION																												
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	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV				
1	001200	C	STORE COMB	0	0006	C-1	210.00	210.00	44,100.00	SF		1.00	1.00	1.00	3.00	3.00	132,300											
REVIEW DATE 09/24/2020 BY KK Total Acres: 0.00 Total Land Value: 132,300 Market: 0 Agricultural: 0 Common: 132,300 PRINTED 08/02/2023 BY SYS																												

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