BLOCK 41 LOTS 3 & 4
TOWN OF HILLIARD

REED JEFFREY S & MARILYN PATRICIA
37507 ORANGE ST
HILLIARD, FL 32046

2023

08-3N-24-2380-0041-0030

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 60
Interior Floo	14	CARPET 40
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	03	DIST HI 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

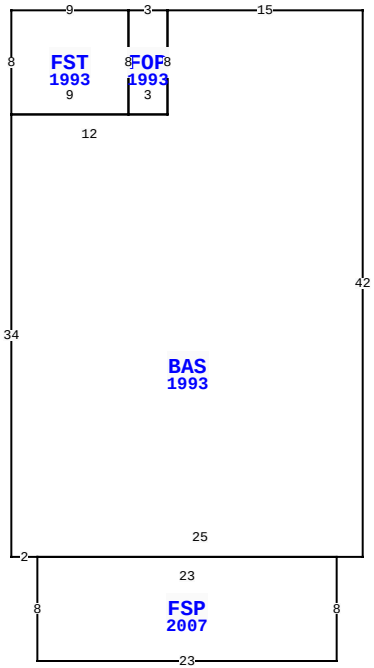
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,038	100	1,038	29,269
FOP	24	30	7	197
FSP	184	40	74	2,087
FST	72	55	40	1,128
TOTALS	1,318		1,159	32,681

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,159	95.4000	86.10	99,790	1947	1947	0	0	30	37.25	32.75

1 SINGLE FAM – 0% - 2023 Heated Area: 1038 HX Base Yr



37507 ORANGE ST, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY — VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	32,681
TOTAL MARKET OB/XF VALUE	1,820
TOTAL LAND VALUE - MARKET	44,100
TOTAL MARKET VALUE	78,601
SOH/AGL Deduction	0
ASSESSED VALUE	78,601
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	78,601
TOTAL JUST VALUE	78,601
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	72,925

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20120121	SHED	0	08/22/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2553/0927	3/29/2022	WD	U	I	37	72,500
GRANTOR: MARTINEZ BETTY S & VI						
GRANTEE: REED JEFFREY S & MA						
2450/1370	4/01/2021	FJ	U	I	11	100
GRANTOR: SCUSSELL EULA MAE EST						
GRANTEE: MARTINEZ BETTY S ET						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W15 FOP=[YR=1993] W3 FST=[YR=1993] W9 S8 E9 N8 $ S8 E3 N8 $ S8 W12 S34 E2 FSP=[YR=2007] S8 E23 N8 W23 $ E25 N42 $.

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	1242	WD DECK A	0	0	0	0	316.00	SF	10.00	10.00	100	2005	2005	3	27	853	
3	0811	CONCRETE B	0	0	30	20	600.00	SF	2.60	2.60	100	1990	1990	3	62	967	

LAND DESCRIPTION

TOTAL OB/XF 1,820

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	000100	C	SFR	0	0005	R2	210.00	420.00	210.00	FF		1.00	1.00	0.70	300.00	210.00	44,100							

REVIEW DATE 06/28/2018 BY TWX Total Acres: 0.00 Total Land Value: 44,100 Market: 0 Agricultural: 0 Common: 44,100 PRINTED 08/02/2023 BY SYS