

BLOCK 59 E1/2 OF LOT 2 &
W1/2 OF LOT 1
IN OR 1123/1233

MCCOLLUM MATT & KIM
37111 WEST 5TH STREET
HILLIARD, FL 32046

2023

08-3N-24-2380-0059-0021



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

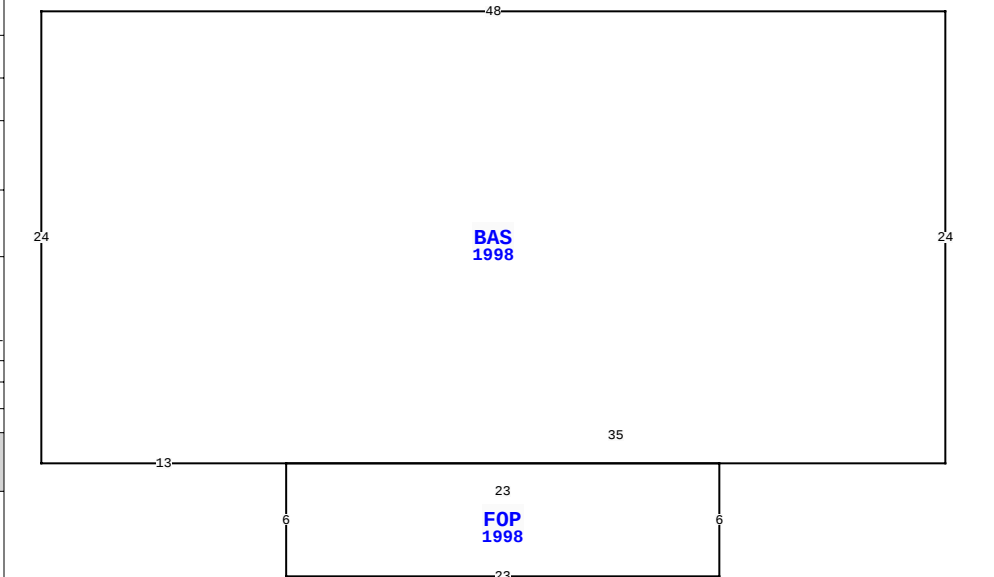
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	1,152	112,008
FOP	138	30	41	3,987
TOTALS	1,290		1,193	115,995

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	1242	WD DECK A	0 100	20	8	160.00	SF	10.00	10.00	100	1999

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100	0006	R3	210.00	210.00	210.00	FF	1.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,193	118.7200	107.14	127,818	1998	2003	0	0	0	9.25	90.75	
1 SINGLE FAM - 100% - 2004													
Heated Area: 1152													
HX Base Yr 2004													



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

37111 W FIFTH ST, HILLIARD													
----------------------------	--	--	--	--	--	--	--	--	--	--	--	--	--

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		115,995	
TOTAL MARKET OB/XF VALUE		320	
TOTAL LAND VALUE - MARKET		63,000	
TOTAL MARKET VALUE		179,315	
SOH/AGL Deduction		80,675	
ASSESSED VALUE		98,640	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		48,640	
TOTAL JUST VALUE		179,315	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		160,515	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9805076	NEW CONSTR	66,730	05/13/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1123/1233	3/21/2003	WD	U	I	05	66,000
GRANTOR: CITIFINANCIAL MORTGAG						
GRANTEE: MCCOLLUM MATT & KIM						
1088/0099	10/16/2002	CT	U	I	14	100
GRANTOR: CLERK OF COURT						
GRANTEE: CITIFINANCIAL MORTG						

BUILDING NOTES											
----------------	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS											
BAS=[YR=1998] W48 S24 E13 FOP=[YR=1998] S6 E23 N6 W23 \$ E35 N24 \$.											