

BLOCK 63 N1/2 OF LOT 3
IN OR 1609/482
R621519 & R621520

AUSTIN ANTHONY J
37911 OXFORD ST
HILLIARD, FL 32046

2023

08-3N-24-2380-0063-0031



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 1 3																	
Exterior Wall	30	VINYL 100	0800	02	1,988	123.2000	86.24	171,445	1994	1999	0	0	0	54.00	46.00	VALUATION SUMMARY																
Roof Structur	03	GABLE/HIP 100	2 M/H 94+ - 100% - 2023										Heated Area: 1988					HX Base Yr 2023					VALUATION BY					STANDARD				
Roof Cover	12	MODULAR MT 100	19 8 19 45 27 27 68 23 BAS 2004 BAS 1993										BUILDING MARKET VALUE					78,865														
Interior Wall	05	DRYWALL 100											TOTAL MARKET OB/XF VALUE					17,295														
Interior Floo	14	CARPET 80											TOTAL LAND VALUE - MARKET					31,500														
Interior Floo	08	SHT VINYL 20											TOTAL MARKET VALUE					127,660														
Air Condition	03	CENTRAL 100											SOH/AGL Deduction					41,745														
Heating Type	04	AIR DUCTED 100											ASSESSED VALUE					85,915														
Bedrooms		4 100											TOTAL EXEMPTION VALUE					HX HB 50,000														
Bathrooms		2 100											BASE TAXABLE VALUE					35,915														
Frame	02	WOOD FRAME 100											TOTAL JUST VALUE					127,660														
Stories	1.	1. 100											NCON VALUE					0														
Units		0 100	INCOME VALUE																													
BUD8 Adjustme	03	DIST HI 100	PREVIOUS YEAR MKT VALUE					97,190																								
Quality		03	Quality Level 03																													
DOR CODE		0100		SINGLE FAMILY																												
MAP NUM				MKT AREA		06																										
NEIGHBORHOOD/LOC		6002.00																														
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																												
BAS	1,836	100	1,836	72,835																												
BAS	152	100	152	6,030																												
TOTALS		1,988	1,988	78,865																												
EXTRA FEATURES					37911 OXFORD ST, HILLIARD																											
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	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	1994	1994	3	77	1,540																	
2	0811	CONCRETE B	0 100	0	0	789.00	SF	5.20	5.20	100	1996	1996	3	73	2,995																	
3	0811	CONCRETE B	0 100	0	0	980.00	SF	5.20	5.20	100	2002	2002	3	83	4,230																	
4	0510	GARAGE WD-	0 100	20	12	240.00	SF	35.00	35.00	100	2010	2010	3	64	5,376																	
5	0753	UEP	0 100	16	14	224.00	SF	22.00	22.00	100	2010	2010	3	64	3,154																	
LAND DESCRIPTION																																
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	100	0006	R3	105.00	210.00	105.00	FF		1.00	1.00	1.00	300.00	300.00	31,500															
REVIEW DATE 10/04/2018 BY TW Total Acres: 0.00 Total Land Value: 31,500 Market: 0 Agricultural: 0 Common: 31,500 PRINTED 08/02/2023 BY SYS																																