



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 70
Interior Floo	11	CLAY TILE 30
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
BUD8 Adjustme	03	DIST HI 100
Occupancy	00	NONE 100

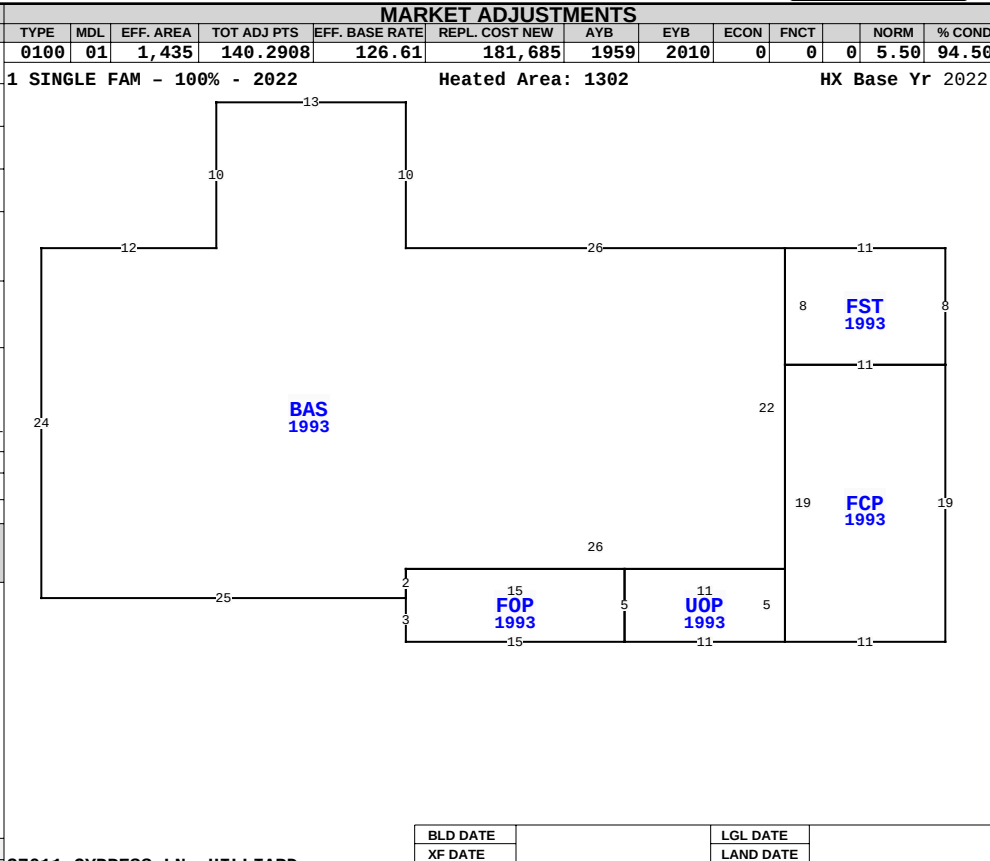
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,302	100	1,302	155,779
FCP	209	25	52	6,222
FOP	75	30	22	2,632
FST	88	55	48	5,743
UOP	55	20	11	1,316

TOTALS	1,729		1,435	171,692
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0801	ASPHALT A	0 100	25	12	300.00	SF	3.00	3.00	100	1980
2	0810	CONCRETE A	0 100	34	12	408.00	SF	6.50	6.50	100	1980

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	R2	105.00	210.00	105.00	FF	



37011 CYPRESS LN, HILLIARD	BLD DATE		LGL DATE	
	XF DATE		LAND DATE	
	INC DATE		AG DATE	

TOTAL OB/XF											
1,378											

NASSAU COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		171,692	
TOTAL MARKET OB/XF VALUE		1,378	
TOTAL LAND VALUE - MARKET		31,500	
TOTAL MARKET VALUE		204,570	
SOH/AGL Deduction		23,595	
ASSESSED VALUE		180,975	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		130,975	
TOTAL JUST VALUE		204,570	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		175,704	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20210120	XFOB	0	06/10/2021
B0901013	REPAIR/RRF	6,200	01/20/2009

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2512/0331	11/08/2021	WD	Q	I	01	245,000	
GRANTOR: CASON JAMES L & MONIC							
GRANTEE: HAYES KEITH P & AMI							
2068/0715	8/26/2016	WD	Q	I	02	55,000	
GRANTOR: BROCK CHADWICK & ELIS							
GRANTEE: CASON JAMES L & MON							

BUILDING NOTES											
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BUILDING DIMENSIONS											
FST=[YR=1993] W11 BAS=[YR=1993] W26 N10 W13 S10 W12 S24 E25 FOP=[YR=1993] S3 E15 UOP=[YR=1993] E11FCP=[YR=1993] E11 N19 W11 S19\$ N5 W11 S5\$ N5 W15 S2\$ N2 E26 N22\$ S8 E11 N8\$.											