LOT 7 DELLA WARE HEIGHTS
SUB PB 3/60

STOKES CAROLYN B L/E/
37206 CYPRESS LANE
HILLIARD, FL 32046

**2023**

**08-3N-24-2420-000E-0070**

## NASSAU COUNTY PROPERTY



## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 26 | AL SIDING 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 02 | WALL BD/WD 100 |
| Interior Floo | 14 | CARPET 70 |
| Interior Floo | 08 | SHT VINYL 30 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 2 100 |
| Bathrooms | | 1 100 |
| Frame | 02 | WOOD FRAME 100 |
| Stories | 1. | 1. 100 |
| Units | | 0 100 |
| BUD8 Adjustme | 03 | DIST HI 100 |
| Occupancy | 00 | NONE 100 |
| Quality | 03 | Quality Level 03 |

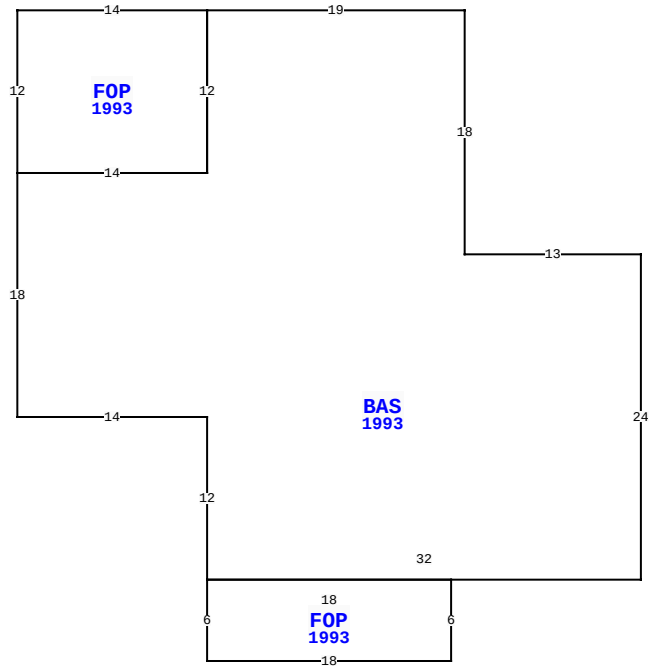
| | | | |
|---|---|---|---|
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 06 |
| NEIGHBORHOOD/LOC | 6001.00 | | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|
| BAS | 1,362 | 100 | 1,362 | 95,389 |
| FOP | 108 | 30 | 32 | 2,241 |
| FOP | 168 | 30 | 50 | 3,502 |
| TOTALS | 1,638 | | 1,444 | 101,132 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,444 | 94.6400 | 85.41 | 123,332 | 1956 | 1986 | 0 | 0 | 0 | 18.00 | 82.00 |

1 SINGLE FAM – 100% - 0 Heated Area: 1362 HX Base Yr




37206 CYPRESS LN, HILLIARD

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

## VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 101,132 |
| TOTAL MARKET OB/XF VALUE | | 0 |
| TOTAL LAND VALUE - MARKET | | 32,100 |
| TOTAL MARKET VALUE | | 133,232 |
| SOH/AGL Deduction | | 88,361 |
| ASSESSED VALUE | | 44,871 |
| TOTAL EXEMPTION VALUE | HX HB WX | 30,000 |
| BASE TAXABLE VALUE | | 14,871 |
| TOTAL JUST VALUE | | 133,232 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 116,716 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| B0802027 | REPAIR/RRF | 2,200 | 02/27/2008 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 2607/1088 | 12/07/2022 | QC | U | I | 11 | 100 |
| GRANTOR: STOKES CAROLYN B | | | | | | |
| GRANTEE: HADDEN JANET E & RI | | | | | | |
| 0254/0113 | 8/08/1957 | WD | U | I | 06 | 0 |
| GRANTOR: CARR JAMES D & JANNES | | | | | | |
| GRANTEE: STOKES RICHARD JULI | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=1993] W13 N18 W19 FOP=[YR=1993] W14 S12 E14N12$ S12 W14 S18 E14 S12 FOP=[YR=1993] S6 E18 N6W18$ E32 N24$ .

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

## LAND DESCRIPTION

TOTAL OB/XF 0

| 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 | 100 | 0006 | R2 | 107.00 | 123.00 | 107.00 | FF | | 1.00 | 1.00 | 1.00 | 300.00 | 300.00 | 32,100 | | | | | | | |

REVIEW DATE 11/05/2019 BY TWA Total Acres: 0.00 Total Land Value: 32,100 Market: 0 Agricultural: 0 Common: 32,100 PRINTED 08/02/2023 BY SYS