

SUB LOT H WALKER SUB UNR
A/K/A PT OF LOTS 8 & 9 (S-1)
IN OR 2625/743

LEE BONNIE SLAY
37081 WALKER ST
HILLIARD, FL 32046

2023

08-3N-24-2440-0008-0010



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	19	COMMON BRK 100	0100	01	2,172	118.5800	107.02	232,447	1970	1995	0	0	0	22.75	77.25	VALUATION SUMMARY																			
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM - 100% - 2011													Heated Area: 2016										HX Base Yr 2011									
Roof Cover	03	COMP SHNGL 100																																	
Interior Wall	05	DRYWALL 90																																	
Interior Wall	04	PLYWOOD 10																																	
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																																	
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	1,372	100	1,372	113,427																															
BAS	644	100	644	53,241																															
FEP	195	80	156	12,897																															
TOTALS	2,211		2,172	179,565																															
EXTRA FEATURES			37081 WALKER 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	0812	CONCRETE C	0	100	0	0	784.00	SF	4.00	4.00	100	1980	1980	3	35	1,098																			
2	0511	GARAGE CB-	0	100	25	22	550.00	SF	40.00	40.00	100	1980	1980	3	35	7,700																			
4	0810	CONCRETE A	0	100	16	9	144.00	SF	6.50	6.50	100	2005	2005	3	87	814																			
5	0940	SHEDS/PORT	0	100	12	12	144.00	SF	21.30	21.30	100	2010	2010	3	50	1,534																			
LAND DESCRIPTION																		TOTAL OB/XF 11,146																	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	160.00	125.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000																		
REVIEW DATE 01/14/2021 BY WWA Total Acres: 0.00 Total Land Value: 20,000 Market: 0 Agricultural: 0 Common: 20,000 PRINTED 08/02/2023 BY SYS																																			