

TERRELL ALVIN D JR & BARBARA L  
371440 EASTWOOD RD  
HILLIARD, FL 32046

2023



| BUILDING CHARACTERISTICS |  |                  |  |                  |  |              |  |                          |  | MARKET ADJUSTMENTS |  |             |  |                |  |                   |  |           |  | NASSAU COUNTY PROPERTY |  |             |  |      |  |                 |  |                 |  | PAGE 1 of 1               |  |  |           |  |              |  |  |  |  |  |  |
|--------------------------|--|------------------|--|------------------|--|--------------|--|--------------------------|--|--------------------|--|-------------|--|----------------|--|-------------------|--|-----------|--|------------------------|--|-------------|--|------|--|-----------------|--|-----------------|--|---------------------------|--|--|-----------|--|--------------|--|--|--|--|--|--|
| ELEMENT                  |  | CD               |  | CONSTRUCTION     |  | TYPE         |  | MDL                      |  | EFF. AREA          |  | TOT ADJ PTS |  | EFF. BASE RATE |  | REPL. COST NEW    |  | AYB       |  | EYB                    |  | ECON        |  | FNCT |  | NORM            |  | % COND          |  | VALUATION SUMMARY         |  |  |           |  |              |  |  |  |  |  |  |
| Exterior Wall            |  | 15               |  | CONC BLOCK 100   |  | 0100         |  | 01                       |  | 2,033              |  | 98.9800     |  | 89.33          |  | 181,608           |  | 1989      |  | 1991                   |  | 0           |  | 0    |  | 15.50           |  | 84.50           |  | VALUATION BY              |  |  |           |  | STANDARD     |  |  |  |  |  |  |
| Roof Structur            |  | 03               |  | GABLE/HIP 100    |  | 1            |  | SINGLE FAM - 100% - 2015 |  |                    |  |             |  |                |  | Heated Area: 1813 |  |           |  |                        |  |             |  |      |  | HX Base Yr 2015 |  | Tax Group: 3    |  |                           |  |  | Tax Dist: |  |              |  |  |  |  |  |  |
| Roof Cover               |  | 03               |  | COMP SHNGL 100   |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | BUILDING MARKET VALUE     |  |  |           |  | 153,459      |  |  |  |  |  |  |
| Interior Wall            |  | 05               |  | DRYWALL 100      |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | TOTAL MARKET OB/XF VALUE  |  |  |           |  | 3,664        |  |  |  |  |  |  |
| Interior Floo            |  | 14               |  | CARPET 90        |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | TOTAL LAND VALUE - MARKET |  |  |           |  | 30,780       |  |  |  |  |  |  |
| Interior Floo            |  | 08               |  | SHT VINYL 10     |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | TOTAL MARKET VALUE        |  |  |           |  | 187,903      |  |  |  |  |  |  |
| Air Condition            |  | 03               |  | CENTRAL 100      |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | SOH/AGL Deduction         |  |  |           |  | 67,085       |  |  |  |  |  |  |
| Heating Type             |  | 04               |  | AIR DUCTED 100   |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | ASSESSED VALUE            |  |  |           |  | 120,818      |  |  |  |  |  |  |
| Bedrooms                 |  |                  |  | 2 100            |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | TOTAL EXEMPTION VALUE     |  |  |           |  | HX HB 50,000 |  |  |  |  |  |  |
| Bathrooms                |  |                  |  | 3 100            |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | BASE TAXABLE VALUE        |  |  |           |  | 70,818       |  |  |  |  |  |  |
| Frame                    |  | 03               |  | MASONRY 100      |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | TOTAL JUST VALUE          |  |  |           |  | 187,903      |  |  |  |  |  |  |
| Stories                  |  | 1.               |  | 1. 100           |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | NCON VALUE                |  |  |           |  | 0            |  |  |  |  |  |  |
| Units                    |  | 03               |  | DIST HI 100      |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | INCOME VALUE              |  |  |           |  |              |  |  |  |  |  |  |
| BUD8 Adjustme            |  | 00               |  | NONE 100         |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  | PREVIOUS YEAR MKT VALUE   |  |  |           |  | 160,196      |  |  |  |  |  |  |
| Occupancy                |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
| 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                      |  | 1,525            |  | 100              |  | 1,525        |  | 115,113                  |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
| BAS                      |  | 288              |  | 100              |  | 288          |  | 21,739                   |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
| STP                      |  | 20               |  | 10               |  | 2            |  | 151                      |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
| UGR                      |  | 484              |  | 45               |  | 218          |  | 16,456                   |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
| TOTALS                   |  | 2,317            |  |                  |  | 2,033        |  | 153,459                  |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
| EXTRA FEATURES           |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
| 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                        |  | 0940             |  | SHEDS/PORT       |  | 0 100        |  | 12 14                    |  | 168.00             |  | SF          |  | 20.10          |  | 20.10             |  | 100       |  | 1985                   |  | 1985        |  | 3    |  | 20              |  | 675             |  |                           |  |  |           |  |              |  |  |  |  |  |  |
| 2                        |  | 0820             |  | WOOD WALK        |  | 0 100        |  | 0 0                      |  | 636.00             |  | SF          |  | 11.75          |  | 11.75             |  | 100       |  | 1995                   |  | 1995        |  | 3    |  | 40              |  | 2,989           |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
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|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
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|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
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|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |
|                          |  |                  |  |                  |  |              |  |                          |  |                    |  |             |  |                |  |                   |  |           |  |                        |  |             |  |      |  |                 |  |                 |  |                           |  |  |           |  |              |  |  |  |  |  |  |