OR 163 PG 238

CANADY HERMAN & ALMA
PO BOX 295
HILLIARD, FL 32046

2023

09-3N-24-0000-0015-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
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

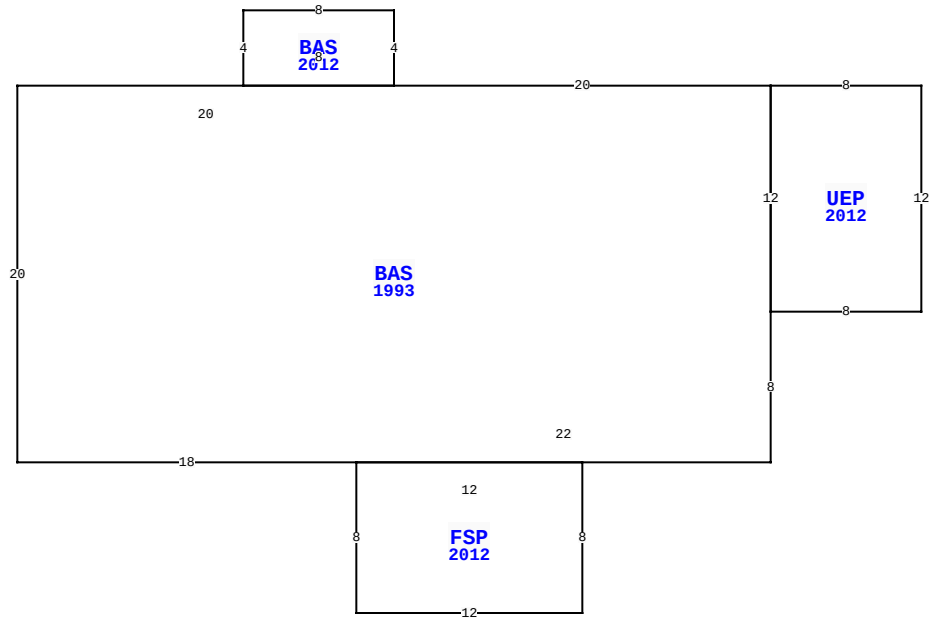
NEIGHBORHOOD/LOC 6001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	800	100	800	61,840
BAS	32	100	32	2,473
FSP	96	40	38	2,938
UEP	96	60	58	4,484
TOTALS	1,024		928	71,735

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	928	111.2400	100.39	93,162	1959	1959	0	0	0	23.00	77.00

1 SINGLE FAM – 100% - 0 Heated Area: 832 HX Base Yr



37060 OXFORD ST, 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		71,735
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		34,200
TOTAL MARKET VALUE		105,935
SOH/AGL Deduction		69,590
ASSESSED VALUE		36,345
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		11,345
TOTAL JUST VALUE		105,935
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		94,009

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0153/0577	1/01/1973	TA	U	I		4,100

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W20 BAS=[YR=2012] N4 W8 S4 E8$ W20 S20 E18 FSP=[YR=2012] S8E12 N8W12$ E22 N8 UEP=[YR=2012] E8 N12 W8 S12$ N12$.

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	0007	R1	114.00	200.00	114.00	FF		1.00	1.00	1.00	300.00	300.00	34,200							

REVIEW DATE 10/01/2018 BY TWA Total Acres: 0.00 Total Land Value: 34,200 Market: 0 Agricultural: 0 Common: 34,200 PRINTED 08/02/2023 BY SYS