

CARTER ROBERT TIMOTHY
37504 POOLE ROAD
HILLIARD, FL 32046

2023



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	A/YB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall	20	FACE BRICK 60								0900	01	4,124	100.6720	119.55	493,024	2006	2006		0		0	10.20	89.80	STANDARD															
Exterior Wall	10	ABOVE AVG 40								1 SNGL FAM - 100% - 2010										Heated Area: 3828										HX Base Yr 2010									
Roof Structur	08	IRREGULAR 100																																					
Roof Cover	12	MODULAR MT 100																																					
Interior Wall	05	DRYWALL 60																																					
Interior Wall	06	CUST PANEL 40																																					
Interior Floo	12	HARDWOOD 60																																					
Interior Floo	14	CARPET 40																																					
Air Condition	03	CENTRAL 100																																					
Heating Type	04	AIR DUCTED 100																																					
Bedrooms		3 100																																					
Bathrooms		2.5 100																																					
Frame	02	WOOD FRAME 100																																					
Stories	2.	2. 100																																					
Units		0 100																																					
Occupancy	00	NONE 100																																					
Quality		03 Quality Level 03																																					
DOR CODE		5000 IMPROVED AG																																					
MAP NUM										MKT AREA								09																					
NEIGHBORHOOD/LOC		9001.00																																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																			
BAS	2,806	100	2,806	301,240																																			
FOP	144	30	43	4,617																																			
FST	180	55	99	10,628																																			
FUS	1,022	100	1,022	109,718																																			
PTO	730	5	36	3,865																																			
UOP	590	20	118	12,668																																			
TOTALS		5,472		4,124		442,736																																	
EXTRA FEATURES					37504 POOLE RD, HILLIARD																																		
L N	OBJ/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	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2006	2006	3	91	1,820																								
2	0940	SHEDS/PORT	0 100	12	8	96.00	SF	30.00	30.00	100	2002	2002	3	21	605																								
3	0680	POLE SHED	0 100	60	30	1,800.00	SF	10.00	10.00	100	2004	2004	3	40	7,200																								
4	0350	CARPORT WD	0 100	36	22	792.00	SF	13.00	13.00	100	2005	2005	3	27	2,780																								
5	0350	CARPORT WD	0 100	22	22	484.00	SF	13.00	13.00	100	2000	2000	3	20	1,258																								
6	0350	CARPORT WD	0 100	40	22	880.00	SF	13.00	13.00	100	2005	2005	3	27	3,089																								
7	0350	CARPORT WD	0 100	18	18	324.00	SF	9.75	9.75	100	2000	2000	3	20	632																								
8	0810	CONCRETE A	0 100	0	0	254.00	SF	6.50	6.50	100	2000	2000	3	80	1,321																								
LAND DESCRIPTION																																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV															
1	005000	C	RURAL HOME	100	0007	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000																						
2	006000	A	PAST1/HAY	0			0.00	0.00	26.95	AC		1.00	1.00	1.00	440.00	440.00	11,858																						
3	009910	M	MKT.VAL.AG	0		OR	0.00	0.00	26.95	AC		1.00	1.00	1.00	7,000.00	7,000.00	188,650																						
REVIEW DATE 02/13/2018 BY TWX Total Acres: 27.95 Total Land Value: 41,858 Market: 210,210 Agricultural: 11,858 Common: 30,000 PRINTED 08/02/2023 BY SYS																																							