E1/2 & W1/2 OF LOT 30
IN OR 366/254 & OR 692/516
ESMT IN OR 366 PG 252

BULFORD GINA
37141 BULFORD RD
HILLIARD, FL 32046

2023

10-3N-24-2320-0030-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

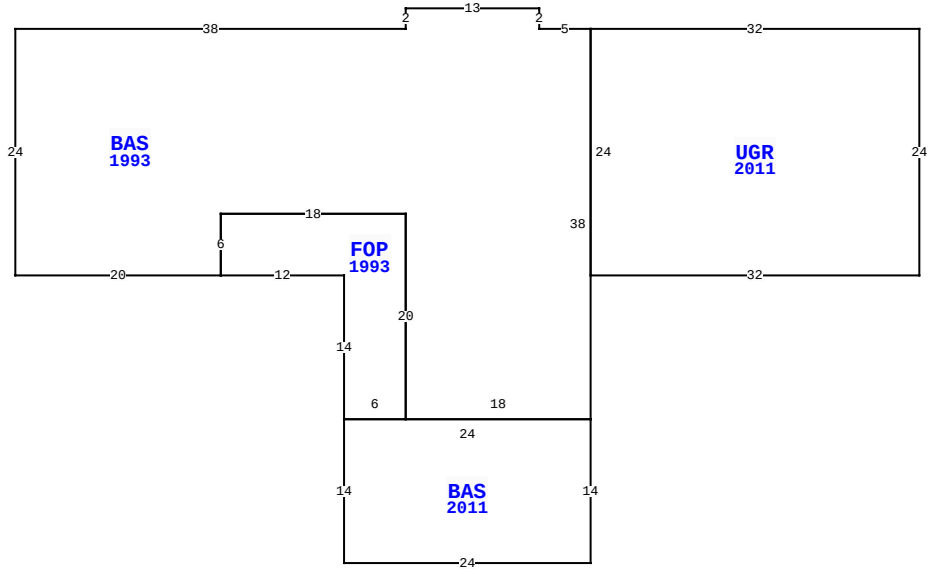
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
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	1,514	100	1,514	114,133
BAS	336	100	336	25,330
FOP	192	30	58	4,373
UGR	768	45	346	26,084
TOTALS	2,810		2,254	169,918

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,254	100.9400	91.10	205,339	1982	1982	0	0	0	17.25	82.75

1 SINGLE FAM – 100% - 0 Heated Area: 1850 HX Base Yr



37141 BULFORD RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/15/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		169,918
TOTAL MARKET OB/XF VALUE		22,665
TOTAL LAND VALUE - MARKET		212,000
TOTAL MARKET VALUE		255,863
SOH/AGL Deduction		130,464
ASSESSED VALUE		125,399
TOTAL EXEMPTION VALUE	HX HB WX	55,000
BASE TAXABLE VALUE		70,399
TOTAL JUST VALUE		404,583
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		188,866

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C5351	CO ISSUED	0	07/07/2011
M16262	H/AC	0	06/01/2011
M16262	H/AC	0	06/01/2011
MH5351	NEW CONSTR	0	06/01/2011
P14834	NEW CONSTR	0	06/01/2011

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0366/0254	8/01/1982	FS	U	I		100

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

UGR=[YR=2011] W32 BAS=[YR=1993] W5 N2 W13 S2 W38 S24 E20
FOP=[YR=1993] E12 S14 BAS=[YR=2011] S14 E24 N14 W24$ E6 N20
W18S6$ N6 E18 S20 E18 N38$ S24 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
4	0811	CONCRETE B	0	100	28	18	504.00	SF	5.20	5.20	100	2000	2000	3	80	2,097	
5	0937	WELL	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2011	2011	3	100	6,000	
6	0936	SEPTC TANK	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2011	2011	3	100	6,000	
7	0510	GARAGE WD-	0	100	20	18	360.00	SF	35.00	35.00	100	2011	2011	3	68	8,568	

LAND DESCRIPTION

TOTAL OB/XF 22,665

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	005000	C	RURAL HOME	100	0005	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000							
2	005000	C	RURAL HOME	100	0005	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000							
3	005600	A	TIMBER 3 SI	0			0.00	0.00	8.00	AC		1.00	1.00	1.00	410.00	410.00	3,280							
4	009910	M	MKT.VAL.AG	0			0.00	0.00	8.00	AC		1.00	1.00	1.00	19,000.00	19,000.00	152,000							

REVIEW DATE 02/15/2018 BY TWX Total Acres: 10.00 Total Land Value: 63,280 Market: 152,000 Agricultural: 3,280 Common: 60,000 PRINTED 08/02/2023 BY SYS