

S200 FT OF W217.8 FT OF E1/2
OF LOT 18 OR 1092/1395
IN OR 1092/1395

SIKES CLAUDE R & TERESA B
27065 PEE WEE LANE
HILLIARD, FL 32046

2023

12-3N-23-2020-0018-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,460	100	2,460	166,740
FOP	152	30	46	3,118
FOP	180	30	54	3,660
FUS	960	100	960	65,069
UGR	960	45	432	29,281

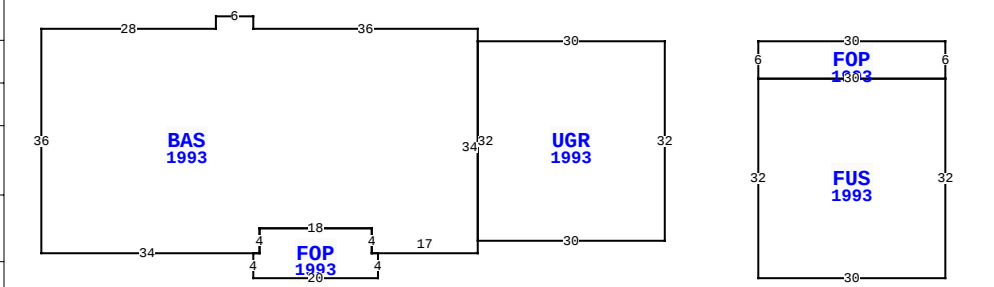
TOTALS	4,712	3,952	267,868
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	
2	0940	SHEDS/PORT	0	100	12	12	144.00	SF	30.00	30.00	
3	0810	CONCRETE A	0	100	0	0	406.00	SF	6.50	6.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000115	C	SFR ACRES	100		OR	0.00	0.00	1.00	AC	

REVIEW DATE	11/04/2019	BY	TWA
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MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,952	105.9300	95.60	377,811	1980	1980	0	0	29.10	70.90
1 SINGLE FAM - 100% - 2003 Heated Area: 3420 HX Base Yr 2003											



BLD DATE		LGL DATE	06/13/2023	MLU
XF DATE		LAND DATE		
INC DATE		AG DATE		

TOTAL OB/XF											
3,819											

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		267,868	
TOTAL MARKET OB/XF VALUE		3,819	
TOTAL LAND VALUE - MARKET		30,000	
TOTAL MARKET VALUE		301,687	
SOH/AGL Deduction		139,821	
ASSESSED VALUE		161,866	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		111,866	
TOTAL JUST VALUE		301,687	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		277,768	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B22857	XFOB	2,240	09/01/2009

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1092/1395	11/06/2002	WD	U	I	01
GRANTOR: SIKES CARL R JR					225,000
GRANTEE: SIKES CLAUDE & TERE					

BUILDING NOTES					
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BUILDING DIMENSIONS											
UGR=[YR=1993] W30 BAS=[YR=1993] N2 W36 N2 W6 S2 W28 S36 E34 FOP=[YR=1993] S4 E20 N4 W1 N4 W18 S4 W1 \$ E1 N4 E18 S4 E17 N34 \$ S32 E30 N32 \$ PTR= E15 FOP=[YR=1993] E30 S6 FUS=[YR=1993] S32 W30 N32 E30 \$ W30 N6 \$ W15 \$.											