LOT 2
IN OR 1725/1630
SAPPS SUB PB 5/18

CARTER LIVING TRUST/CARTER HOWARD D TRUSTEE
3752 ALICE STREET
HILLIARD, FL 32046

2023

15-3N-24-2560-0002-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

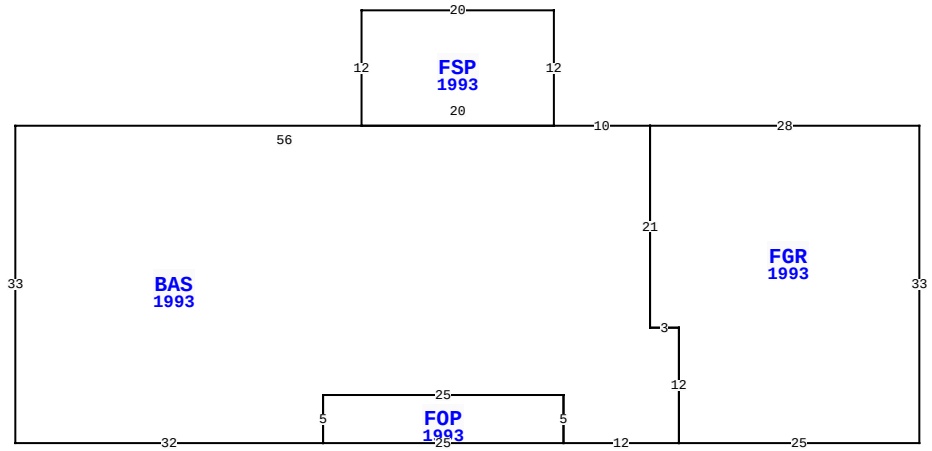
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 80
Interior Wall	04	PLYWOOD 20
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01
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	2,089	100	2,089	164,757
FGR	888	55	488	38,488
FOP	125	30	38	2,997
FSP	240	40	96	7,571
TOTALS	3,342		2,711	213,814

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,711	95.9040	113.89	308,756	1977	1977	0	0	0	30.75	69.25

1 SNGL FAM – 100% - 0 Heated Area: 2089 HX Base Yr



3752 ALICE ST, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		213,814
TOTAL MARKET OB/XF VALUE		8,726
TOTAL LAND VALUE - MARKET		25,000
TOTAL MARKET VALUE		247,540
SOH/AGL Deduction		120,566
ASSESSED VALUE		126,974
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		76,974
TOTAL JUST VALUE		247,540
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		228,428

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B006825	GARAGE	22,500	04/01/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1725/1630	11/16/2010	WD	U	I	30	100
GRANTOR: CARTER HOWARD D & RUT						
GRANTEE: CARTER HOWARD D & R						
0112/0189	1/01/1971	TA	U	V		1,500
GRANTOR:						
GRANTEE:						

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
1	0810	CONCRETE A	0	100	0	0	192.00	SF	6.50	6.50	100	1998	1998	3	77	961	
2	0510	GARAGE WD-	0	100	30	30	900.00	SF	29.75	29.75	100	2000	2000	3	29	7,765	

BUILDING NOTES

BUILDING DIMENSIONS

FGR=[YR=1993] W28 BAS=[YR=1993] W10 FSP=[YR=1993] N12 W20 S12 E20$ W56 S33 E32 FOP=[YR=1993] E25 N5 W25 S5$ N5 E25 S5 E12 N12 W3 N21$ S21 E3 S12 E25 N33$.

LAND DESCRIPTION

TOTAL OB/XF 8,726

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	0006	RS-E	160.00	275.00	1.00	UT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							

REVIEW DATE 02/06/2018 BY TWX Total Acres: 0.00 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 08/02/2023 BY SYS