

2023

16-3N-24-0000-0004-0010



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 2										
Exterior Wall	15	CONC BLOCK 100	1701	04	2,069	86.1840	122.38	253,204	1970	1970	0	0	0	80.00	20.00	VALUATION BY STANDARD									
Roof Structur	04	WOOD TRUSS 100	1 OFFICE 1&2 - 0% - 0													Heated Area: 2039									
Roof Cover	03	COMP SHNGL 100	HX Base Yr																						
Interior Wall	01	MINIMUM 60																							
Interior Wall	05	DRYWALL 40																							
Interior Floo	14	CARPET 90																							
Interior Floo	08	SHT VINYL 10																							
Ceiling	02	F.NOT SUS 100																							
Air Condition	03	CENTRAL 100																							
Heating Type	04	AIR DUCTED 100																							
Fixtures		6 100																							
Frame	03	MASONRY 100																							
Story Height		8 100																							
RMS		3 100																							
Stories	1.	1. 100																							
Units		0 100																							
BUD8 Adjustme	03	DIST HI 100																							
Occupancy	00	OWNER OCC 100																							
Quality	03	Quality Level 03																							
DOR CODE	1700	OFFICE BUILDINGS																							
MAP NUM		MKT AREA														06									
NEIGHBORHOOD/LOC	6002.00																								
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																					
BAS	2,039	100	2,039	49,907																					
CAN	10	30	3	73																					
CAN	90	30	27	661																					
TOTALS	2,139		2,069	50,641																					
EXTRA FEATURES					37002 INGHAM RD, HILLIARD																				
L N	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	0803	ASPHALT C	0	0	0	0	5,832.00	SF	2.00	2.00	100	1970	1970	3	50	5,832									
2	0810	CONCRETE A	0	0	0	0	393.00	SF	6.50	6.50	100	1970	1970	3	22	562									
3	0381	COOLER	0	0	10	8	80.00	SF	82.50	82.50	100	1990	1990	3	20	1,320									
4	0811	CONCRETE B	0	0	0	0	944.00	SF	5.20	5.20	100	1995	1995	3	72	3,534									
5	0803	ASPHALT C	0	0	0	0	12,092.00	SF	2.00	2.00	100	2005	2005	3	58	14,027									
6	0811	CONCRETE B	0	0	0	0	684.00	SF	5.20	5.20	100	2005	2005	3	87	3,094									
7	0940	SHEDS/PORT	0	0	0	12	8	96.00	SF	19.50	19.50	100	2000	2000	3	20	374								
8	0940	SHEDS/PORT	0	0	8	6	48.00	SF	19.50	19.50	100	2008	2008	3	40	374									
9	0430	CL FNC 6B	0	0	0	0	554.00	LF	9.70	9.70	100	2005	2005	3	69	3,708									
10	0971	ST LGHT OV	0	0	0	0	1.00	UT	1,555.00	1,555.00	100	2008	2008	3	76	1,182									
LAND DESCRIPTION					TOTAL OB/XF 34,007																				
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	001700	C	1STORY OFF	0	0006	M-1	225.00	310.00	66,090.00	SF		1.00	1.00	1.00	2.00	2.00	132,180								
REVIEW DATE 09/24/2020 BY KK Total Acres: 0.00 Total Land Value: 132,180 Market: 0 Agricultural: 0 Common: 132,180 PRINTED 08/02/2023 BY SYS																									

[illegible]