

LOT 23
IN OR 1007/1049
LORENA SUB PB 5/313

GALBREATH CRAIGNEY & JACQUELINE
37217 LORENA DRIVE
HILLIARD, FL 32046

2023

16-3N-24-1270-0023-0000



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 1 3															
Exterior Wall	05	AVERAGE 100	0100	01	2,127	120.7500	108.98	231,800	2001	2006	0	0	0	7.50	92.50	VALUATION BY STANDARD														
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM - 100% - 2002													Heated Area: 1855														
Roof Cover	03	COMP SHNGL 100														HX Base Yr 2002														
Interior Wall	05	DRYWALL 100																												
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		2 100																												
Frame	02	WOOD FRAME 100																												
Stories	1.	1. 100																												
Units		0 100																												
Occupancy	00	NONE 100																												
Quality			06	Quality Level 06																										
DOR CODE			0100	SINGLE FAMILY																										
MAP NUM				MKT AREA			06																							
NEIGHBORHOOD/LOC			6003.00																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																										
BAS	1,855	100	1,855	186,996																										
FGR	460	55	253	25,504																										
FOP	50	30	15	1,512																										
PTO	90	5	4	403																										
TOTALS			2,455	2,127	214,415																									
EXTRA FEATURES			37217 LORENA DR, 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	0812	CONCRETE C	0	100	0	0	1,617.00	SF	4.00	4.00	100	2001	2001	3	82	5,304														
2	0940	SHEDS/PORT	0	100	9	20	180.00	SF	30.00	30.00	100	2003	2003	3	22	1,188														
3	0751	UOP	0	100	10	20	200.00	SF	10.00	10.00	100	2003	2003	3	36	720														
LAND DESCRIPTION																		TOTAL OB/XF 7,212												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	R2	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000													
REVIEW DATE 02/01/2018 BY TWX Total Acres: 0.00 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 08/02/2023 BY SYS																														