LOT 37 (EX R/W)
IN OR 2114/33
SUB OF NW1/4 PB 1/3

BARBER SHANE M & KELLY E
37154 S PINE STREET
HILLIARD, FL 32046

2023

16-3N-24-2580-0037-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 70
Interior Floo	11	CLAY TILE 30
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	03	DIST HI 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04

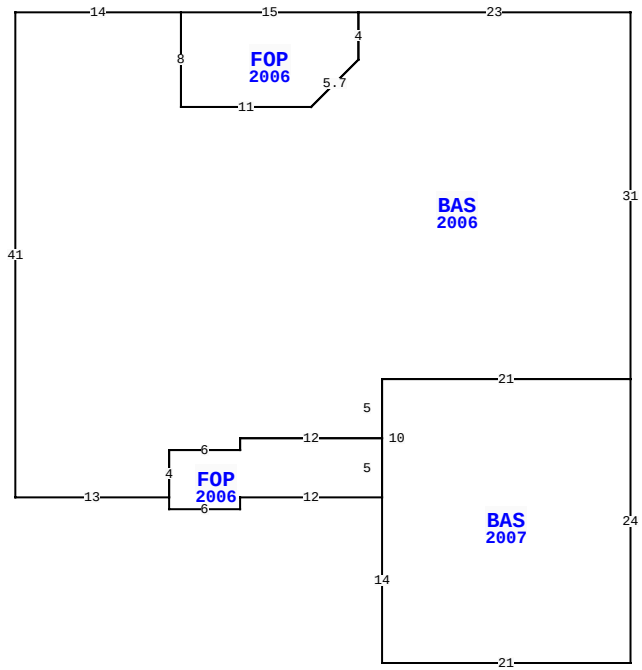
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,726	100	1,726	161,229
BAS	504	100	504	47,080
FOP	90	30	27	2,522
FOP	112	30	34	3,176
TOTALS	2,432		2,291	214,007

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,291	117.6147	106.15	243,190	2006	2006	0	0	0	12.00	88.00

1 SINGLE FAM – 100% - 2018 Heated Area: 2230 HX Base Yr 2018



37154 SOUTH PINE ST, HILLIARD

BLD DATE	02/20/2008 JH	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		214,007
TOTAL MARKET OB/XF VALUE		34,274
TOTAL LAND VALUE - MARKET		22,000
TOTAL MARKET VALUE		270,281
SOH/AGL Deduction		75,311
ASSESSED VALUE		194,970
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		144,970
TOTAL JUST VALUE		270,281
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		220,901

PERMIT NUM	DESCRIPTION	AMT	ISSUED
0710163	REMODEL	12,000	10/19/2007
C0601015	CO ISSUED	107,900	07/15/2006
0601015	NEW CONSTR	107,900	07/15/2006
1832	DEMOLITION	0	07/22/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2114/0033	4/17/2017	WD	Q	I	01	199,000
GRANTOR: WOODARD CHRIS A & TIF						
GRANTEE: BARBER SHANE M & KE						
1820/0287	10/17/2012	WD	Q	I	02	158,200
GRANTOR: RITSMA JAMES M & CAND						
GRANTEE: WOODARD CHRIS A & T						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W23 FOP=[YR=2006] W15 S8 E11 R4 U4 N4$ S4 D4 L4 W11 N8 W14 S41 E13 FOP=[YR=2006] S1 E6 N1 E12
BAS=[YR=2007] S14 E21 N24 W21 S10$ N5 W12 S1 W6 S4$ N4E6 N1 E12 N5 E21 N31$.

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
2	0845	KOOL DECK	0	100	0	0	463.00	SF	7.25	7.25	100	2006	2006	3	88	2,954	
3	0861	POOL GUNIT	0	100	27	13	351.00	SF	85.00	85.00	100	2006	2006	3	48	14,321	
4	0812	CONCRETE C	0	100	0	0	4,722.00	SF	4.00	4.00	100	2008	2008	3	90	16,999	

LAND DESCRIPTION

TOTAL OB/XF 34,274

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	R1	0.00	0.00	1.00	UT		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