

PT OF SE1/4 OF NW1/4
PARCELS 2-7 & 2-17
IN OR 1973/557

SMITH HARRY T & WANDA A
376640 KINGS FERRY RD
HILLIARD, FL 32046

2023

18-4N-25-0000-0002-0070



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
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. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,166	100	2,166	161,037
FDU	441	65	287	21,338
FGR	1,050	55	578	42,973
FOP	77	30	23	1,710
FOP	28	30	8	595
UOP	189	20	38	2,825
USP	300	30	90	6,691
TOTALS	4,251		3,190	237,169

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
5	0861	POOL GUNIT	0	100	19	34	646.00	SF	85.00
6	0845	KOOL DECK	0	100	0	0	650.00	SF	7.25
7	0812	CONCRETE C	0	100	0	0	1,389.00	SF	4.00
8	0911	SCRN RM A	0	100	40	52	2,080.00	SF	7.00
10	0510	GARAGE WD-	0	100	25	25	625.00	SF	35.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100		OR	0.00	0.00	5.84

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	3,190	111.3200	100.47	320,499	1965	1990	0	0	26.00	74.00	
1 SINGLE FAM - 100% - 2018 Heated Area: 2166 HX Base Yr												
BLD DATE: 05/19/2023 MLU												

TOTAL OB/XF 38,891												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1980
5	0861	POOL GUNIT	0	100	19	34	646.00	SF	85.00	85.00	100	1980
6	0845	KOOL DECK	0	100	0	0	650.00	SF	7.25	7.25	100	1980
7	0812	CONCRETE C	0	100	0	0	1,389.00	SF	4.00	4.00	100	1980
8	0911	SCRN RM A	0	100	40	52	2,080.00	SF	7.00	7.00	100	1996
10	0510	GARAGE WD-	0	100	25	25	625.00	SF	35.00	35.00	100	2018

TOTAL OB/XF 38,891												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	000115	C	SFR ACRES	100		OR	0.00	0.00	5.84	AC		1.00

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		237,169	
TOTAL MARKET OB/XF VALUE		38,891	
TOTAL LAND VALUE - MARKET		93,440	
TOTAL MARKET VALUE		369,500	
SOH/AGL Deduction		0	
ASSESSED VALUE		369,500	
TOTAL EXEMPTION VALUE		13	369,500
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		369,500	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		322,466	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18003041	GARAGE	31,070	06/01/2018
B973646	REPAIR/RRF	1,100	02/01/1997
R970573	REPAIR/RRF	8,750	02/01/1997

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1973/0557	1/14/2015	SW U	I	I	18
GRANTOR: SECRETARY OF VETERANS					
GRANTEE: SMITH HARRY T & WAN					
1937/0266	8/20/2014	SW U	I	I	11
GRANTOR: WELLS FARGO BANK N A					
GRANTEE: SECRETARY OF VETERA					

BUILDING NOTES					

BUILDING DIMENSIONS					
BAS=[YR=1993] W17 USP=[YR=1996] N15 W20 S8 UOP=[YR=1996] W27 S7 E27 N7\$ S7 E20\$ W62 FGR=[YR=2018] N1 W42 S25 E42 N24 \$ S26 E52 FOP=[YR=1993] S7 E11 N7 W11\$E11 S7 E16 N33\$ PTR=E15 FDU=[YR=1993] E21 S21 W7 FOP=[YR=2009] S4 W7 N4 E7\$ W14 N21\$ W15\$.					