



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 90
Exterior Wall	21	STONE 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LVT/LAMMT 70
Interior Floor	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	09
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NEIGHBORHOOD/LOC	9016.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,238	100	3,238	404,426
FGR	714	55	393	49,086
FOP	102	30	31	3,872
FOP	244	30	73	9,118

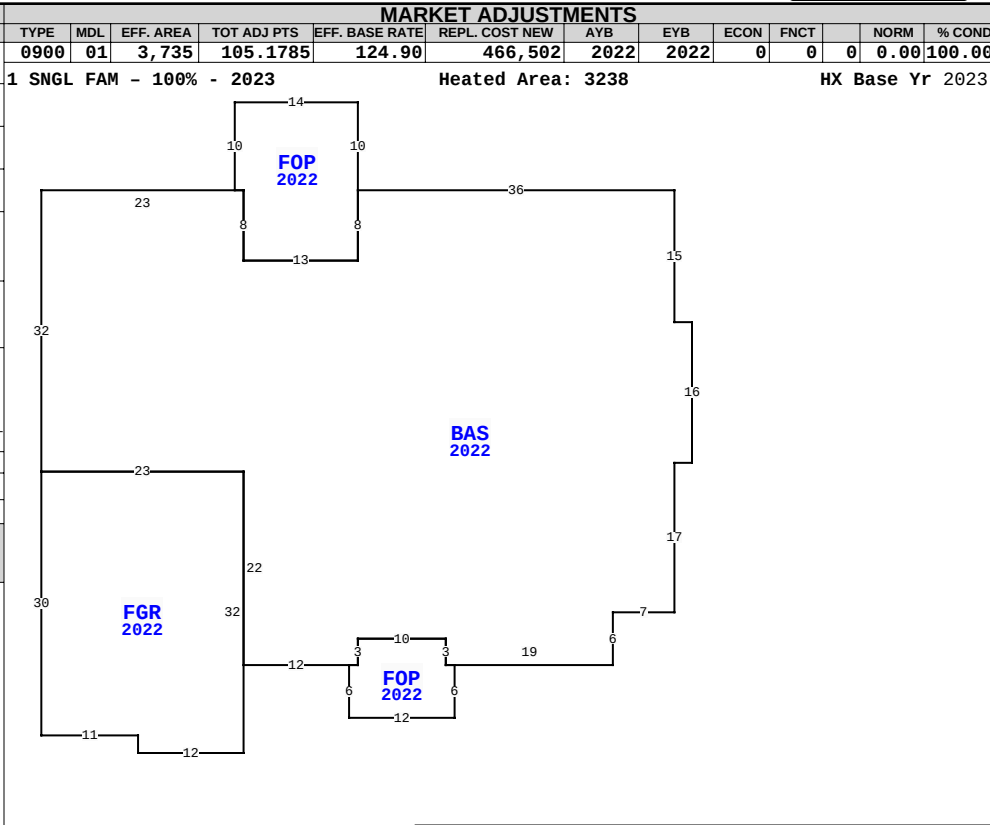
TOTALS	4,298	3,735	466,502
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EXTRA FEATURES

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	1,837.00	SF	4.00	4.00	100	2022	2022	3	100	7,348	
2	0600	SUMMER KIT	0	100	0	0	1.00	UT	2,500.00	2,500.00	100	2022	2022	3	100	2,500	
3	0810	CONCRETE A	0	100	0	0	525.00	SF	6.50	6.50	100	2022	2022	3	100	3,413	
4	0810	CONCRETE A	0	100	0	0	655.00	SF	6.50	6.50	100	2022	2022	3	100	4,258	
5	0476	VF 6 SBPL	0	100	0	0	700.00	LF	32.00	32.00	100	2022	2022	3	100	22,400	
6	0470	VNYL GATE	0	100	0	0	2.00	UT	300.00	300.00	100	2022	2022	3	100	600	

LAND DESCRIPTION

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	000100	C	SFR	100		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							



36274 SLASH CT, HILLIARD

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,735	105.1785	124.90	466,502	2022	2022	0	0	0.00	100.00

NASSAU COUNTY PROPERTY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		466,502
TOTAL MARKET OB/XF VALUE		40,519
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		567,021
SOH/AGL Deduction		105,501
ASSESSED VALUE		461,520
TOTAL EXEMPTION VALUE	HX HB VX	55,000
BASE TAXABLE VALUE		406,520
TOTAL JUST VALUE		567,021
NCON VALUE		499,185
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		85,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22010876	CO ISSUED	0	07/18/2022
21014409	NEW CONSTR	535,290	10/19/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2582/1405	7/29/2022	SW	Q	I	01	723,900

GRANTOR: LGI HOMES-FLORIDA LLC

GRANTEE: DUKE CATINA M

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2022] W2 N15 W36 FOP=[YR=2022] N10 W14 S10 E1 S8 E13 N8\$ S8 W13 N8 W23 S32 FGR=[YR=2022] S30 E11 S2 E12 N32 W23\$ E23 S22 E12 FOP=[YR=2022] S6 E12 N6 W1 N3 W10 S3 W1\$ E1 N3 E10 S3 E19 N6 E7 N17 E2 N16\$.