PT OF LOT 20
IN OR 686 PG 311
CORNWALL SURVEY

YOUNG CHARLOTTE
36369 CLYATT CIRCLE
HILLIARD, FL 32046

2023

27-3N-24-2020-0020-0010

NASSAU COUNTY PROPERTY

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	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02

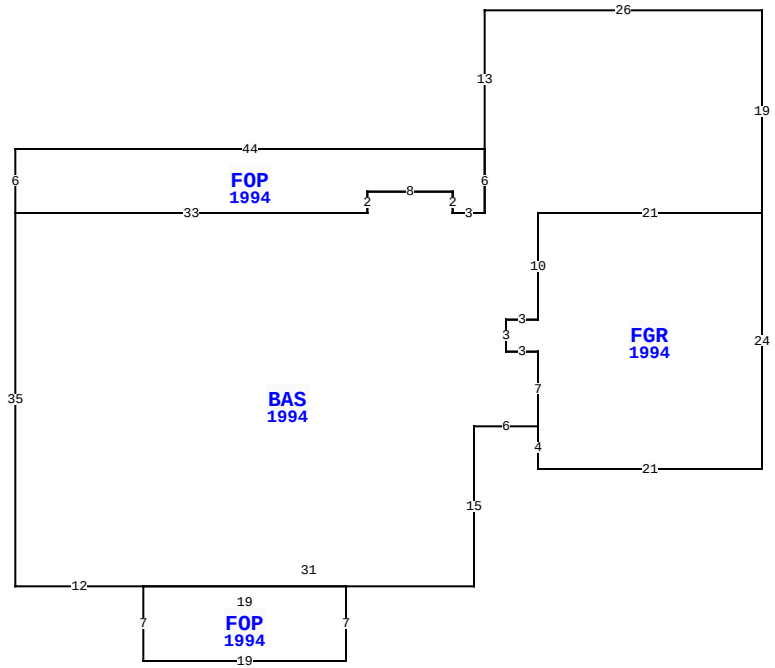
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,126	100	2,126	201,897
FGR	513	55	282	26,780
FOP	133	30	40	3,798
FOP	248	30	74	7,028
TOTALS	3,020		2,522	239,504

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,522	101.2320	120.21	303,170	1994	1994	0	0	0	21.00	79.00

1 SNGL FAM – 100% - 0 Heated Area: 2126 HX Base Yr



36369 CLYATT CIR, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		239,504
TOTAL MARKET OB/XF VALUE		48,158
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		317,662
SOH/AGL Deduction		151,138
ASSESSED VALUE		166,524
TOTAL EXEMPTION VALUE	HX HB WX	55,000
BASE TAXABLE VALUE		111,524
TOTAL JUST VALUE		317,662
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		284,288

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17007820	REPAIR/RRF	9,700	12/11/2017
B21679	SWIM POOL	20,000	07/01/2008
94712	NEW CONSTR	109,801	01/01/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0686/0311	8/05/1993	WD	U	V	01	100

GRANTOR: JOHNSON ALFRED & G
GRANTEE: YOUNG WM & CHARLOTT

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1994] W26 S13 FOP=[YR=1994] W44 S6 E33 N2 E8 S2 E3 N6$ S6 W3 N2 W8 S2 W33 S35 E12 FOP=[YR=1994] S7 E19 N7 W19$ E31 N15 E6 FGR=[YR=1994] S4 E21 N24 W21 S10 W3 S3 E3 S7$ N7 W3 N3 E3 N10 E21 N19$.

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	0811	CONCRETE B	0	100	0	0	1,340.00	SF	5.20	5.20	100	1994	1994	3	70	4,878	
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1994	1994	3	77	2,695	
4	0855	CONC PAVER	0	100	0	0	1,079.00	SF	10.00	10.00	100	2008	2008	3	90	9,711	
5	0861	POOL GUNIT	0	100	30	13	390.00	SF	85.00	85.00	100	2008	2008	3	56	18,564	
6	0462	ST/AL FNC	0	100	114	4	456.00	SF	10.00	10.00	100	2008	2008	3	56	2,554	
7	0475	VF 4 SBPL	0	100	0	0	24.00	LF	14.00	14.00	100	2008	2008	3	76	255	
8	0463	FENCE GATE	0	100	0	0	2.00	UT	300.00	300.00	100	2008	2008	3	76	456	
9	0351	CARPORT MT	0	100	20	18	360.00	SF	10.00	10.00	100	2013	2013	3	65	2,340	
10	0510	GARAGE WD-	0	100	18	10	180.00	SF	35.00	35.00	100	2013	2013	3	75	4,725	
11	0855	CONC PAVER	0	100	0	0	200.00	SF	10.00	10.00	100	2019	2019	3	99	1,980	

TOTAL OB/XF 48,158

LAND DESCRIPTION

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	000115	C	SFR ACRES	100	0005	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 07/21/2021 BY TWA Total Acres: 1.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 08/02/2023 BY SYS