PT OF LOT 44 (S-2)
IN OR 2008/956
1992 HORT SW/MH

JONES DUSTIN HENRY & MANDY LEE
36541 CLYATT CIRCLE
HILLIARD, FL 32046

2023

27-3N-24-2020-0044-0020

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01

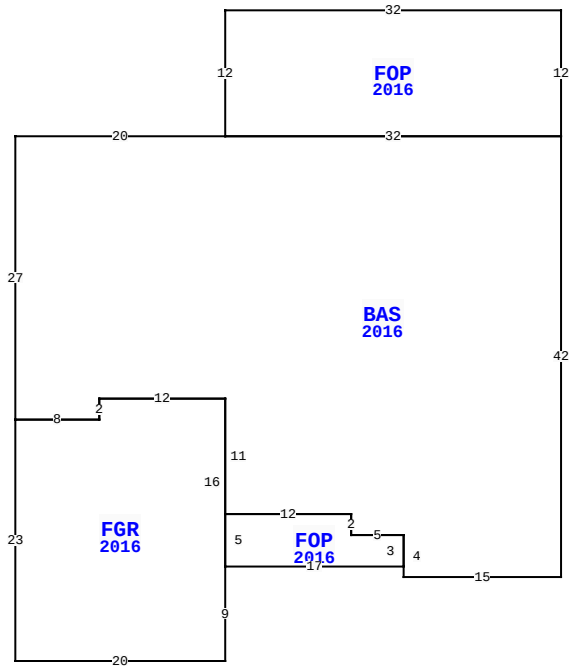
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,768	100	1,768	217,578
FGR	484	55	266	32,736
FOP	75	30	22	2,708
FOP	384	30	115	14,152
TOTALS	2,711		2,171	267,173

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,171	106.2900	126.22	274,024	2016	2016	0	0	0	2.50	97.50

1 SNGL FAM – 100% - 2010 Heated Area: 1768 HX Base Yr 2010



BLD DATE	12/23/2008 JH	LGL DATE	
XF DATE		LAND DATE	05/22/2023 MLU
INC DATE		AG DATE	

36541 CLYATT CIR, HILLIARD

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		267,173
TOTAL MARKET OB/XF VALUE		4,543
TOTAL LAND VALUE - MARKET		125,000
TOTAL MARKET VALUE		396,716
SOH/AGL Deduction		169,139
ASSESSED VALUE		227,577
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		177,577
TOTAL JUST VALUE		396,716
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		325,686

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531267	CO ISSUED	0	02/12/2016
B1531267	NEW CONSTR	230,331	10/30/2015
C5068	CO ISSUED	0	05/01/2008
MH5068	MH MOVE-ON	0	05/01/2008
M13828	MECH OTHER	0	05/01/2008
P13219	OTHER	0	05/01/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2008/0956	9/30/2015	WD	U	I	30	6,588
GRANTOR: JONES MANDY L SIKES						
GRANTEE: JONES DUSTIN HENRY						
1559/0631	4/03/2008	WD	U	I	01	60,000
GRANTOR: SIKES DORIS MONTRELL						
GRANTEE: SIKES MANDY L						

BUILDING NOTES

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
1	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2016	2016	3	98	1,960	
2	0811	CONCRETE B	0	100	0	0	512.00	SF	5.20	5.20	100	2016	2016	3	97	2,583	

BUILDING DIMENSIONS

FOP=[YR=2016] W32 S12 BAS=[YR=2016] W20 S27 FGR=[YR=2016] S23 E20 N9 FOP=[YR=2016] E17 N3 W5 N2 W12 S5$ N16 W12 S2 W8$ E8 N2 E12 S11 E12 S2 E5 S4 E15 N42 W32$ E32 N12$.

LAND DESCRIPTION

TOTAL OB/XF 4,543

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	5.00	AC		1.00	1.00	1.00	25,000.00	25,000.00	125,000							

REVIEW DATE 05/20/2022 BY TWA Total Acres: 5.00 Total Land Value: 125,000 Market: 0 Agricultural: 0 Common: 125,000 PRINTED 08/02/2023 BY SYS