

PT OF SW1/4 OF NW1/4
IN OR 1055/926
ESMT OR 1087/824

ROSS DAVID A JR & CATHY R
P O BOX 220
HILLIARD, FL 32046

2023

33-4N-23-0000-0003-0050



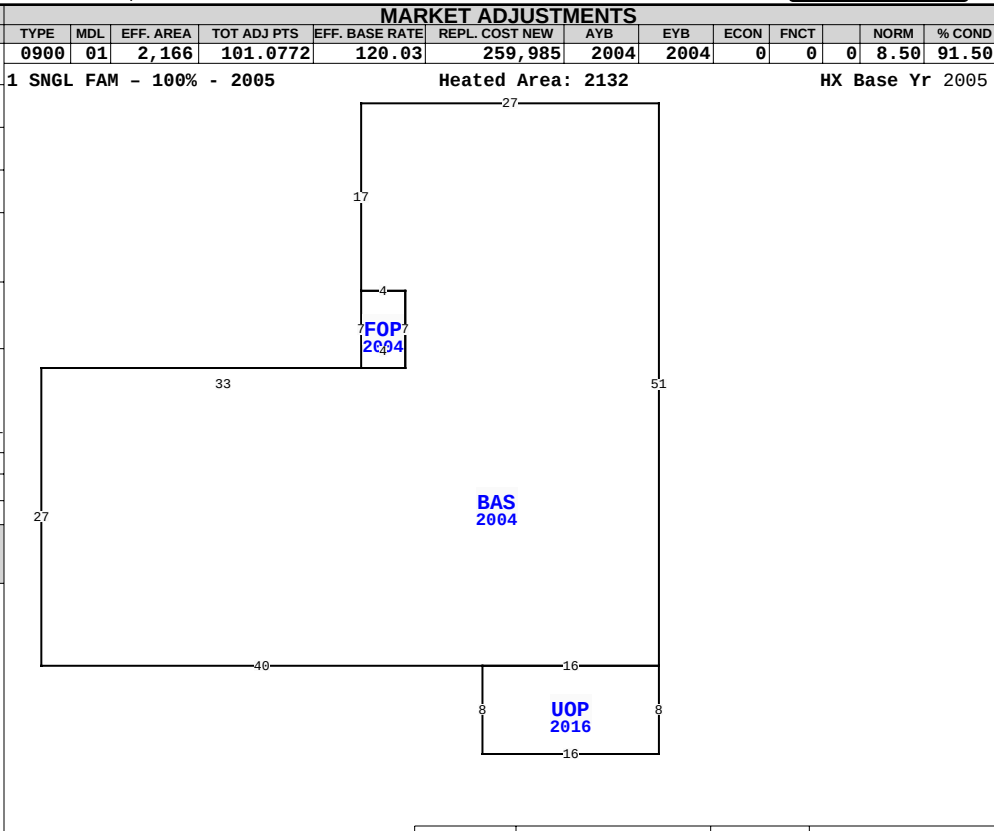
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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	2,132	100	2,132	234,152
FOP	28	30	8	878
UOP	128	20	26	2,856
TOTALS	2,288		2,166	237,886

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
1	0940	SHEDS/PORT	0 100	16	12	192.00	SF	20.10	20.10	100	2003	2003	3	22
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2004	2004	3	89

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
1	000115	C	SFR ACRES	100	0007	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00
2	000115	C	SFR ACRES	100	0007		0.00	0.00	19.00	AC		1.00	1.00	1.00



17276 PURE COUNTRY LN, HILLIARD	BLD DATE		LGL DATE	
	XF DATE		LAND DATE	05/23/2023
	INC DATE		AG DATE	MLU

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					258,553				
TOTAL MARKET OB/XF VALUE					3,964				
TOTAL LAND VALUE - MARKET					280,000				
TOTAL MARKET VALUE					542,517				
SOH/AGL Deduction					349,313				
ASSESSED VALUE					193,204				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					143,204				
TOTAL JUST VALUE					542,517				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					383,503				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1632887	GARAGE 28X40	49,986	08/31/2016
B0412397	NEW CONSTR	132,056	01/03/2004

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1055/0926	5/14/2002	WD	U	V		73,500	
GRANTOR: RICKETSON HELEN E							
GRANTEE: ROSS DAVID A JR & C							
1055/0923	5/14/2002	WD	U	V	01	100	
GRANTOR: RICKETSON HARVEY & HE							
GRANTEE: RICKETSON HELEN E							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2004] W27 S17 FOP=[YR=2004] S7 E4 N7 W4 \$ E4 S7 W33 S27 E40 UOP=[YR=2016] S8 E16 N8 W16\$ E16 N51\$.									

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