OR 173 PG 26
RP 1985 & 1986
EX R/W OR 1467/1469

CARTER LAVELLE & BETTY J
P O BOX 730
HILLIARD, FL 32046-0730

2024

03-3N-24-0000-0001-0040

BUILDING CHARACTERISTICS

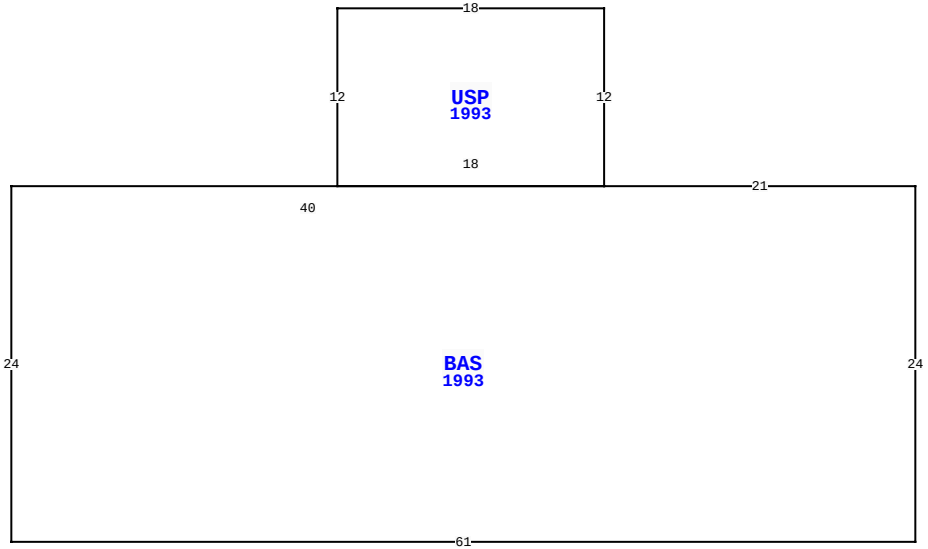
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,464	100	1,464	38,492
USP	216	50	108	2,840
TOTALS	1,680		1,572	41,331

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,572	125.2000	87.64	137,770	1975	1975	0	0	0	70.00	30.00

1 M/H 93- – 100% - 0 Heated Area: 1464 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/16/2023 MLU
INC DATE		AG DATE	

37553 OLD PINERIDGE RD, HILLIARD

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	0681	POLE SHED	0	100	44	60	2,640.00	SF	15.00	15.00	100	1975	1975	3	20	7,920	
2	0510	GARAGE WD-	0	100	28	24	672.00	SF	35.00	35.00	100	1992	1992	3	20	4,704	
3	0680	POLE SHED	0	100	60	40	2,400.00	SF	10.00	10.00	100	2022	2022	3	98	23,520	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		41,331
TOTAL MARKET OB/XF VALUE		36,144
TOTAL LAND VALUE - MARKET		136,420
TOTAL MARKET VALUE		213,895
SOH/AGL Deduction		122,450
ASSESSED VALUE		91,445
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		41,445
TOTAL JUST VALUE		213,895
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		211,423

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22008514	GARAGE	72,528	06/02/2022
7699	GARAGE	11,574	11/27/1991
6425	REPAIR/RRF	10,000	04/23/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1467/1469	12/27/2006	WD	U	V	07	100
GRANTOR: CARTER LAVELLE & BETT						
GRANTEE: BOARD OF COUNTY COM						
1467/1466	12/27/2006	QC	U	V	06	100
GRANTOR: BOARD OF COUNTY COMMI						
GRANTEE: CARTER LAVELLE & BE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W21 USP=[YR=1993] N12 W18 S12 E18$ W40 S24 E61 N24$.

LAND DESCRIPTION

TOTAL OB/XF 36,144

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	000102	C	SFR/MH	100		OR	0.00	0.00	7.18	AC		1.00	1.00	1.00	19,000.00	19,000.00	136,420							

REVIEW DATE 11/28/2022 BY WW Total Acres: 7.18 Total Land Value: 136,420 Market: 0 Agricultural: 0 Common: 136,420 PRINTED 08/06/2024 BY SYS