



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

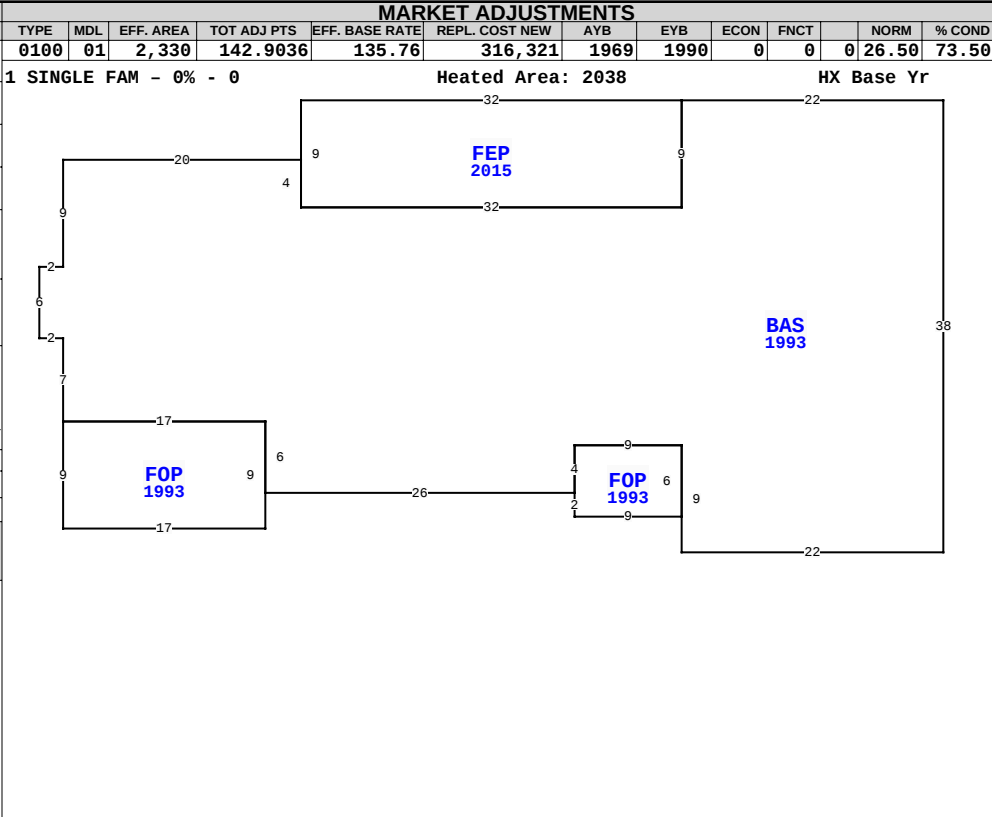
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,038	100	2,038	203,359
FEP	288	80	230	22,950
FOP	54	30	16	1,596
FOP	153	30	46	4,590

TOTALS	2,533		2,330	232,496
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	
2	0811	CONCRETE B	0	0	0	0	512.00	SF	5.20	5.20	
3	0510	GARAGE WD-	0	0	40	30	1,200.00	SF	35.00	35.00	
4	0811	CONCRETE B	0	0	22	18	396.00	SF	5.20	5.20	
5	1241	WD DECK G	0	0	32	16	512.00	UT	5.75	5.75	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000115	C	SFR ACRES	0	0006	OR	0.00	0.00	1.93	AC	

REVIEW DATE	06/09/2020	BY	TWA
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37266 PINERIDGE RD, HILLIARD	BLD DATE	LGL DATE	06/13/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	1969	1969	3	30.4	1,064	
2	0811	CONCRETE B	0	0	0	0	512.00	SF	5.20	5.20	100	1969	1969	3	20	532	
3	0510	GARAGE WD-	0	0	40	30	1,200.00	SF	35.00	35.00	100	2001	2001	3	29	12,180	
4	0811	CONCRETE B	0	0	22	18	396.00	SF	5.20	5.20	100	2014	2014	3	95	1,956	
5	1241	WD DECK G	0	0	32	16	512.00	UT	5.75	5.75	100	2014	2014	3	75	2,208	

TOTAL OB/XF											
17,940											

Market:	0	Agricultural:	0	Common:	57,900
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2 4
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	244,362		
TOTAL MARKET OB/XF VALUE	17,940		
TOTAL LAND VALUE - MARKET	57,900		
TOTAL MARKET VALUE	320,262		
SOH/AGL Deduction	17,109		
ASSESSED VALUE	303,093		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	303,093		
TOTAL JUST VALUE	320,262		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	310,625		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E017766	NEW CONSTR	0	02/01/2001

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2385/0023	4/01/2020	QC	U	I	11	100	
GRANTOR: LOWRY ANDREW							
GRANTEE: LOWRY ANDREW J REVO							
2320/0354	11/18/2019	WD	Q	I	01	260,500	
GRANTOR: JOSEPH JEREMY T & LIN							
GRANTEE: LOWRY ANDREW							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W22 FEP=[YR=2015] W32 S9 E32 N9\$ S9 W32 N4 W20 S9 W2 S6 E2 S7 FOP=[YR=1993] S9 E17 N9 W17\$ E17 S6 E26 FOP=[YR=1993] S2 E9 N6 W9 S4\$ N4 E9 S9 E22 N38\$.											

REVIEW DATE 06/09/2020 BY TWA Total Acres: 1.93 Total Land Value: 57,900 Market: 0 Agricultural: 0 Common: 57,900 PRINTED 08/06/2024 BY SYS