E1/2 OF E1/2 OF LOTS 17-20
IN OR 1383/1230
R236093 & R236094

HODGES RONALD C SR & DORIS A
37123 COYOTE DRIVE
HILLIARD, FL 32046

2024

03-3N-24-2300-0017-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

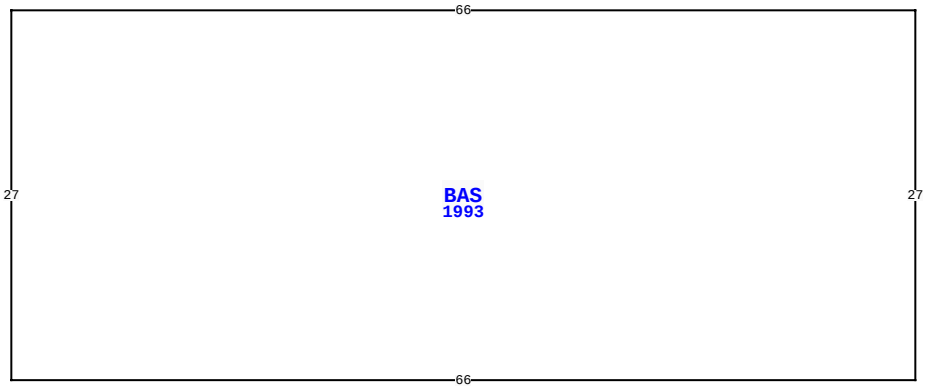
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Quality	03	Quality Level 03
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,782	100	1,782	39,742
TOTALS	1,782		1,782	39,742

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,782	106.2000	74.34	132,474	1987	1987	0	0	0	70.00	30.00

1 M/H 93- – 100% - 0 Heated Area: 1782 HX Base Yr



37123 COYOTE DR, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	02/15/2024 DC
INC DATE		AG DATE	02/15/2024 DC

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		113,326
TOTAL MARKET OB/XF VALUE		8,041
TOTAL LAND VALUE - MARKET		212,000
TOTAL MARKET VALUE		185,807
SOH/AGL Deduction		90,889
ASSESSED VALUE		94,918
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		44,918
TOTAL JUST VALUE		333,367
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		328,684

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH023813	MH MOVE-ON	0	05/01/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1383/1230	1/23/2006	WD	U	I	01	100
GRANTOR: HODGES RONALD CLYDE &						
GRANTEE: HODGES RONALD C SR						
0509/0756	1/30/1987	WD	U	V		100
GRANTOR: WADE D E						
GRANTEE: HODGES RON CLYDE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W66 S27 E66 N27$.

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	0752	USP	0	100	6	8	48.00	SF	15.00	15.00	100	1987	1987	3	20	144	
2	0810	CONCRETE A	0	100	0	0	300.00	SF	6.50	6.50	100	1995	1995	3	70	1,365	
3	0940	SHEDS/PORT	0	100	16	7	112.00	SF	20.10	20.10	100	1990	1990	3	20	450	
4	0681	POLE SHED	0	100	16	9	144.00	SF	15.00	15.00	100	1990	1990	3	20	432	
5	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2002	2002	3	86	3,010	
6	1242	WD DECK A	0	100	0	0	480.00	SF	10.00	10.00	100	2012	2012	3	55	2,640	

LAND DESCRIPTION

TOTAL OB/XF 8,041

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	005000	C	RURAL HOME	100	0007	OR	0.00	0.00	2.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	60,000							
2	005500	A	TIMBER 2 SI	0		OR	0.00	0.00	8.00	AC		1.00	1.00	1.00	555.00	555.00	4,440							
3	009910	M	MKT.VAL.AG	0		OR	0.00	0.00	8.00	AC		1.00	1.00	1.00	19,000.00	19,000.00	152,000							

REVIEW DATE 01/14/2021 BY WWA Total Acres: 10.00 Total Land Value: 64,440 Market: 152,000 Agricultural: 4,440 Common: 60,000 PRINTED 08/06/2024 BY SYS

E1/2 OF E1/2 OF LOTS 17-20
IN OR 1383/1230
R236093 & R236094

HODGES RONALD C SR & DORIS A
37123 COYOTE DRIVE
HILLIARD, FL 32046

2024

03-3N-24-2300-0017-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 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
Quality	03	Quality Level 03

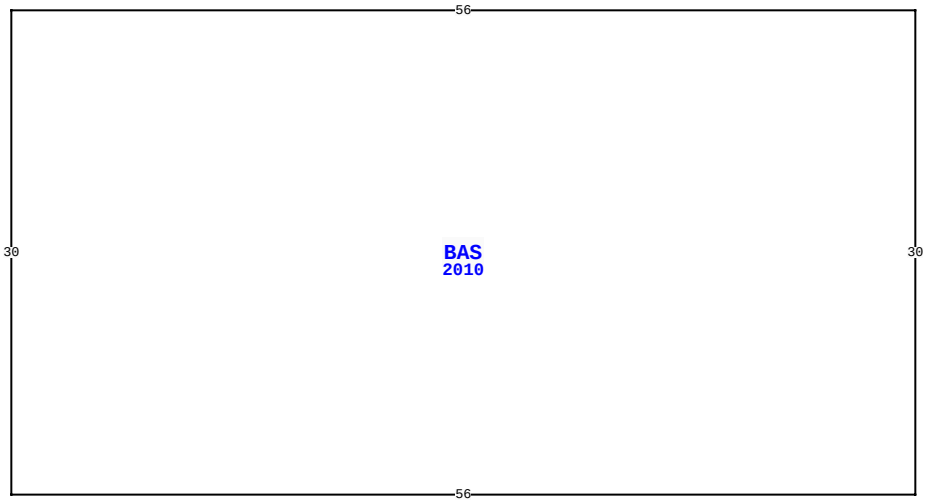
DOR CODE 5000 IMPROVED AG
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,680	100	1,680	73,584
TOTALS	1,680		1,680	73,584

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,680	116.8000	87.60	147,168	2002	2002	0	0	0	50.00	50.00

2 M/H 94+ – 100% - 0 Heated Area: 1680 HX Base Yr



37123 COYOTE DR, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	02/15/2024 DC
INC DATE		AG DATE	02/15/2024 DC

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		113,326
TOTAL MARKET OB/XF VALUE		8,041
TOTAL LAND VALUE - MARKET		212,000
TOTAL MARKET VALUE		185,807
SOH/AGL Deduction		90,889
ASSESSED VALUE		94,918
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		44,918
TOTAL JUST VALUE		333,367
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		328,684

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1383/1230	1/23/2006	WD	U	I	01	100
GRANTOR: HODGES RONALD CLYDE &						
GRANTEE: HODGES RONALD C SR						
0509/0756	1/30/1987	WD	U	V		100
GRANTOR: WADE D E						
GRANTEE: HODGES RON CLYDE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2010] W56 S30 E56 N30$.

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	OB/XF MKT VALUE	NOTES

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 01/14/2021 BY WWA Total Acres: 10.00 Total Land Value: 64,440 Market: 152,000 Agricultural: 4,440 Common: 60,000 PRINTED 08/06/2024 BY SYS