



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	14	WD SHINGLE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	07	CORK/VTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

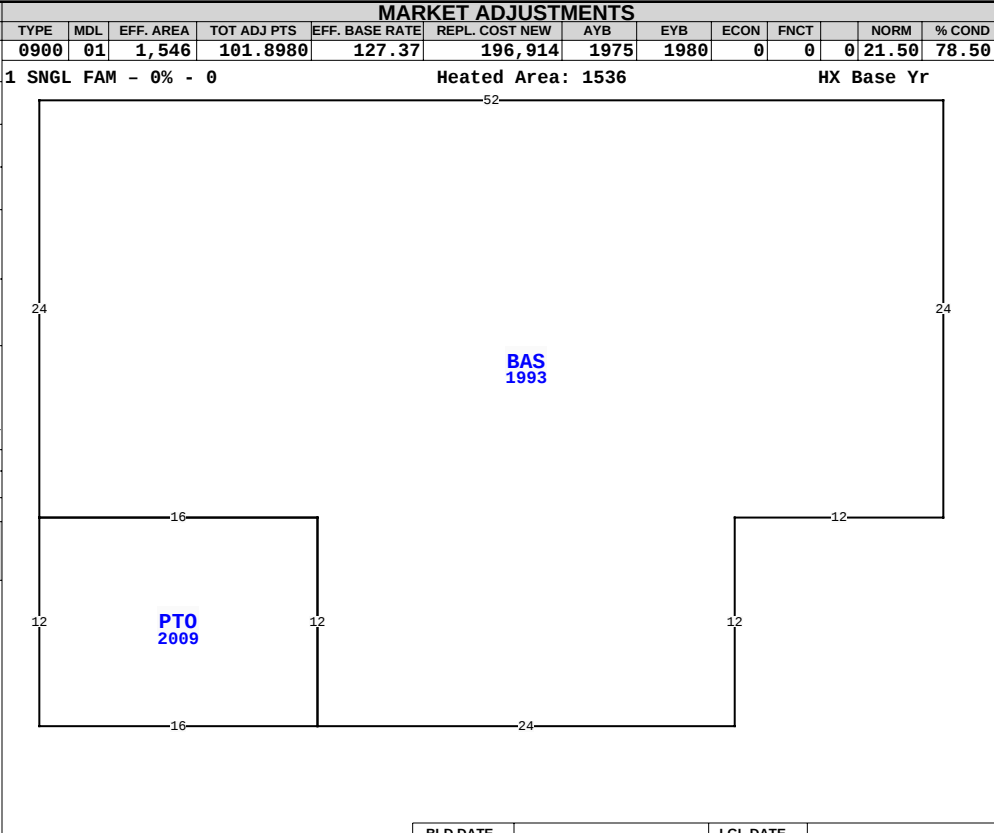
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,536	100	1,536	153,577
PTO	192	5	10	1,000
TOTALS	1,728		1,546	154,577

EXTRA FEATURES		
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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	0940	SHEDS/PORT	0	0	0	0	96.00	SF	30.00	30.00	100	1965	1965	3	20	576	
2	0510	GARAGE WD-	0	0	16	25	400.00	SF	35.00	35.00	100	1974	1974	3	20	2,800	
3	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	1975	1975	3	36	1,260	

LAND DESCRIPTION		
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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	0	0006	OR	0.00	0.00	6.90	AC		1.00	1.00	1.00	19,000.00	19,000.00	131,100							



16684 OAK HILL RD, HILLIARD	BLD DATE	LGL DATE	06/16/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF																	4,636
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NASSAU COUNTY PROPERTY										PAGE 1 of 1	6
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VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		154,577
TOTAL MARKET OB/XF VALUE		4,636
TOTAL LAND VALUE - MARKET		131,100
TOTAL MARKET VALUE		290,313
SOH/AGL Deduction		86,523
ASSESSED VALUE		203,790
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		203,790
TOTAL JUST VALUE		290,313
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		283,588

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22011636	REPAIR/RRF	14,500	07/29/2022

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0392/0669	7/01/1983	WD	Q	V		2,000	
GRANTOR:							
GRANTEE:							
0290/0554	5/01/1979	FD	U	I		100	
GRANTOR:							
GRANTEE:							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W52 S24PT0=[YR=2009] S12E16 N12 W16\$ E16 S12 E24 N12 E12 N24\$.									