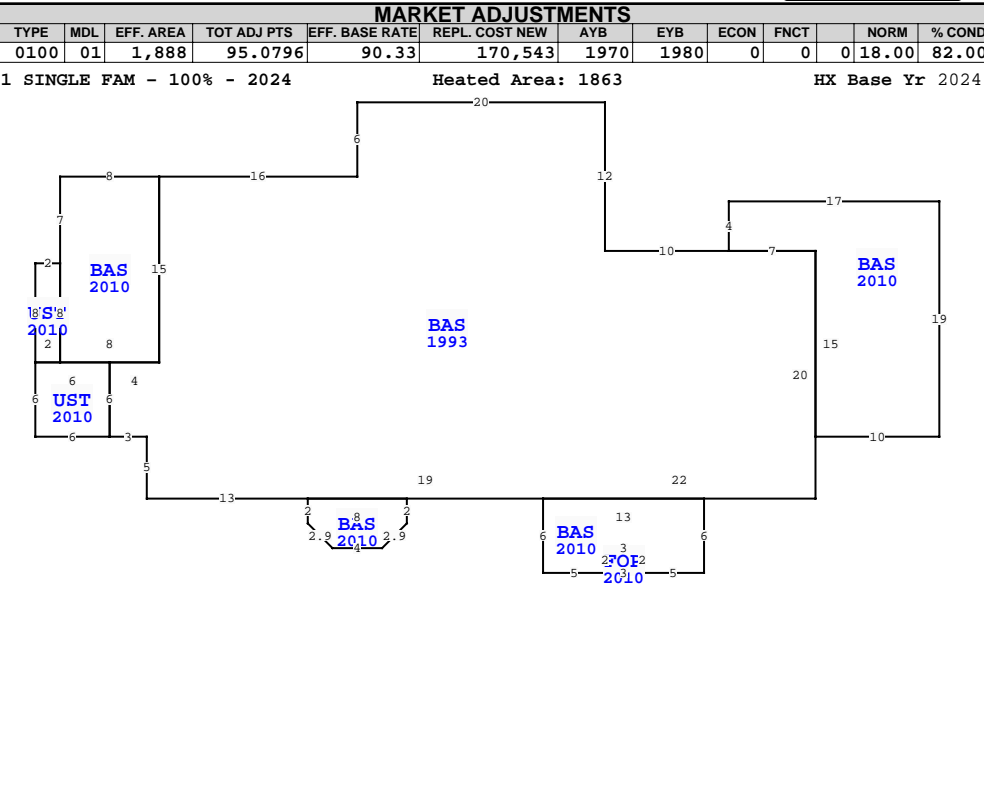




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	11	CLAY TILE 60	
Interior Floor	14	CARPET 40	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		1 100	
Frame	02	WOOD FRAME 100	
Stories	0	0 100	
Units	0	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
BAS	1,425	100	1,425
BAS	28	100	28
BAS	72	100	72
BAS	120	100	120
BAS	218	100	218
FOP	6	30	2
UST	16	45	7
UST	36	45	16
TOTALS	1,921		1,888



3052 CARROLL CORNER RD, HILLIARD

L	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	0810	CONCRETE A	0	100	20	10			6.50	100	1993	1993	3	66	858	
2	0680	POLE SHED	0	100	8	8			10.00	100	2010	2010	3	60	384	

LAND DESCRIPTION		TOTAL OB/XF																						
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR		100	0004	OR	0.00	0.00	0.92	AC	1.00	1.00	1.00	30,000.00	30,000.00	27,600							

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE			139,845
TOTAL MARKET OB/XF VALUE			1,242
TOTAL LAND VALUE - MARKET			27,600
TOTAL MARKET VALUE			168,687
SOH/AGL Deduction			0
ASSESSED VALUE			168,687
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			118,687
TOTAL JUST VALUE			168,687
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			162,146

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20011406	REPAIR/RRF	10,249	12/21/2020
E22880	CHNGE SRVC	0	08/01/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2069/0993	8/31/2016	WD	Q	I	01	90,000
GRANTOR: BULLARD JUSTIN R & VI						
GRANTEE: GREENE MATTHEW						
1638/1148	8/31/2009	QC	U	I	11	100
GRANTOR: BULLARD JUSTIN R						
GRANTEE: BULLARD JUSTIN R &						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2010] W17 S4 BAS=[YR=1993] W10 N12 W20 S6 W16	
BAS=[YR=2010] W8 S7 UST=[YR=2010] W2 S8 UST=[YR=2010] S6	
E6 N6 W6 \$ E2 N8 \$ S8 E8 N15 \$ S15 W4 S6 E3 S5 E13	
BAS=[YR=2010] S2 R2 D2 E4 R2 U2 N2 W8\$ E19 BAS=[YR=2010]	
S6 E5 FOP=[YR=2010] E3 N2 W3 S2 \$ N2 E3 S2 E5 N6 W13 \$ E22	
N20 W7 \$ E7 S15 E10 N19 \$.	