

PT OF LOT 21
IN OR 1499/1567
DUNN SURVEY

WALKER CECILIA A REVOCABLE TRUST
PO BOX 1413
HILLIARD, FL 32046-1413

2024

15-3N-24-2320-0021-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 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	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3.5	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	6001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,580	100	2,580	270,940
FGR	506	55	278	29,195
FOP	85	30	26	2,731
FST	80	55	44	4,621
TOTALS	3,251		2,928	307,486

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1978
2	0861	POOL GUNIT	0 100	0	0	510.00	SF	85.00	85.00	100	1980
3	0845	KOOL DECK	0 100	0	0	831.00	SF	7.25	7.25	100	1980
4	0811	CONCRETE B	0 100	0	0	576.00	SF	5.20	5.20	100	1980

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000115	C	SFR ACRES	100	0006	OR	0.00	0.00	2.00	AC	1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,928	103.4000	129.25	378,444	1978	1998	0	0	0 18.75	81.25
1 SNGL FAM - 100% - 2000											
Heated Area: 2580											
HX Base Yr 2000											

37002 PUDGYS PL, HILLIARD											
BLD DATE				LGL DATE				06/13/2023			
XF DATE				LAND DATE				MLU			
INC DATE				AG DATE							

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY										PAGE 1 of 1	
VALUATION BY										STANDARD	
Tax Group: 4										Tax Dist:	
BUILDING MARKET VALUE										307,486	
TOTAL MARKET OB/XF VALUE										13,071	
TOTAL LAND VALUE - MARKET										48,000	
TOTAL MARKET VALUE										368,557	
SOH/AGL Deduction										212,307	
ASSESSED VALUE										156,250	
TOTAL EXEMPTION VALUE										50,000	
BASE TAXABLE VALUE										106,250	
TOTAL JUST VALUE										368,557	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										356,181	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1514717	REPAIR/RRF	0	11/30/2015
Z970774	OTHER	0	03/01/1997

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1499/1567	5/18/2007	WD	U	I	01		100		
GRANTOR:WALKER CECILIA A									
GRANTEE:CECILIA A WALKER RE									
0908/1751	11/22/1999	WD	U	I	05		80,000		
GRANTOR:BOURDEAU BROTHERS REA									
GRANTEE:WALKER CECILIA A									

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=1993] W15 N4 W31 S4 W22 FGR=[YR=1993] N18 W23 S22 E23 N4 S4 W13 FST=[YR=1993] W10 S8 E10N8S S8 E13 N1 E7 S32 E16 N7 FOP=[YR=1993] E17 N5 W17S5S N5 E17 S12 E16 N12 E12 N31S .											