PT OF LOTS 5 & 6
IN OR 2107/1597 (EX UTIL ESMT
IN OR 1373/1807)

STRATTON MARTIN G
37113 INGHAM RD
HILLIARD, FL 32046

2024

16-3N-24-2020-0005-0020

NASSAU COUNTY PROPERTY

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	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 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	0	0 100
Units		0 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04

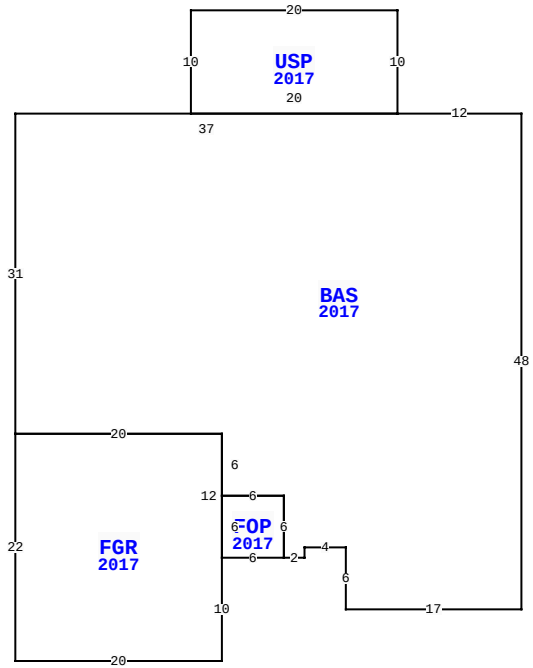
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,912	100	1,912	260,930
FGR	440	55	242	33,026
FOP	36	30	11	1,501
USP	200	30	60	8,188
TOTALS	2,588		2,225	303,644

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,225	114.3219	142.90	317,952	2017	2017	0	0	0	4.50	95.50

1 SNGL FAM – 100% - 2019 Heated Area: 1912 HX Base Yr 2019



37113 INGHAM RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		303,644
TOTAL MARKET OB/XF VALUE		8,404
TOTAL LAND VALUE - MARKET		67,800
TOTAL MARKET VALUE		379,848
SOH/AGL Deduction		196,511
ASSESSED VALUE		183,337
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		133,337
TOTAL JUST VALUE		379,848
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		270,813

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20170108	NEW CONSTR	0	06/12/2017
0601011	OTHER	800	12/13/2005
06010554	OTHER	0	12/13/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2107/1597	3/10/2017	WD	Q	I	01	31,000
GRANTOR: LINDELL & FARSON PA						
GRANTEE: STRATTON MARTIN G						
1670/0745	1/20/2010	WD	U	I	12	30,000
GRANTOR: J C STANFORD & SON IN						
GRANTEE: LINDELL & FARSON PA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2017] W12 USP=[YR=2017] N10 W20 S10 E20$ W37 S31
FGR=[YR=2017] S22 E20 N10 FOP=[YR=2017] E6 N6 W6 S6$ N12
W20$ E20 S6 E6 S6 E2 N1 E4 S6 E17 N48$.

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	0812	CONCRETE C	0	100	0	0	2,166.00	SF	4.00	4.00	100	2017	2017	3	97	8,404	

LAND DESCRIPTION

TOTAL OB/XF 8,404

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	000100	C	SFR	100		A-1	0.00	0.00	2.26	AC		1.00	1.00	1.00	30,000.00	30,000.00	67,800							

REVIEW DATE 04/15/2024 BY WWA Total Acres: 2.26 Total Land Value: 67,800 Market: 0 Agricultural: 0 Common: 67,800 PRINTED 08/06/2024 BY SYS