PT OF LOT 5 E OF CREEK
IN OR 699/1187
(EX OR 2438/1577 &

HILLIARD CONGREGATION OF JEHOVAH'S WITNESSES
C/O AARON COLLINS, 36252 HOLIDAY DR EAST
CALLAHAN, FL 32011

2024

16-3N-24-2320-0005-0020

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Ceiling	01	FIN.SUSPD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		12 100
Frame	02	WOOD FRAME 100
Story Height		10 100
RMS		3 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

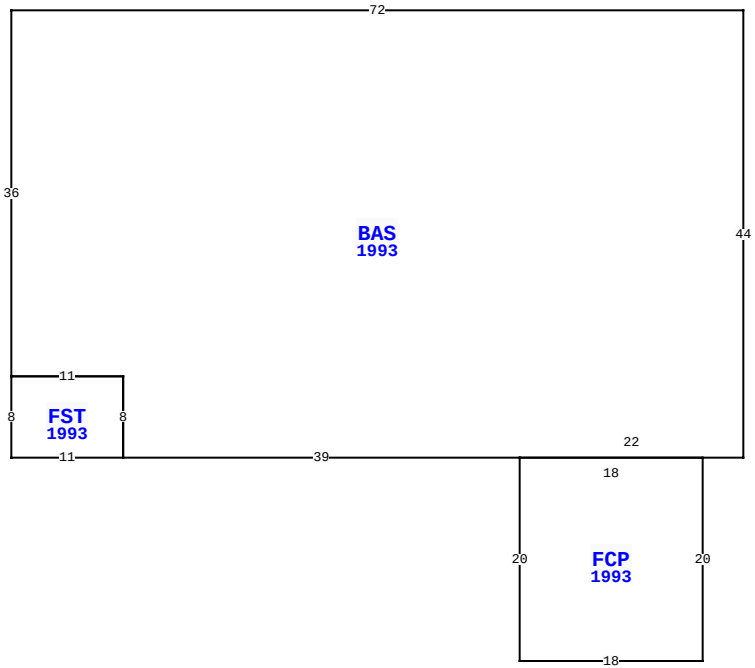
DOR CODE	7100	CHURCHES	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,080	100	3,080	389,453
FCP	360	30	108	13,656
FST	88	50	44	5,564
TOTALS	3,528		3,232	408,673

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
7101	04	3,232	92.8720	145.34	469,739	1992	1997	0	0	0	13.00	87.00

1 CHURCH – 0% - 0 Heated Area: 3080 HX Base Yr



37300 EASTWOOD RD, HILLIARD

BLD DATE	10/03/2019	KK	LGL DATE	
XF DATE	10/03/2019	KK	LAND DATE	10/03/2019 KK
INC DATE			AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		408,673
TOTAL MARKET OB/XF VALUE		59,249
TOTAL LAND VALUE - MARKET		32,400
TOTAL MARKET VALUE		500,322
SOH/AGL Deduction		175,071
ASSESSED VALUE		325,251
TOTAL EXEMPTION VALUE	02	325,251
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		500,322
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		535,610

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B180014	REMODEL	0	01/24/2018
0601009	REPAIR/RRF	4,000	01/06/2006
0601011	XFOB	4,000	12/13/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0699/1187	3/03/1994	WD	U	I	19	100
GRANTOR: CALLAHAN CONG OF JEHO						
GRANTEE: HILLIARD CONG OF JE						
0578/0706	9/07/1989	WD	Q	V		27,500
GRANTOR: SEELEY RAYMOND E &						
GRANTEE: KIRKLAND ET AL TRUS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W72 S36 FST=[YR=1993] S8 E11 N8 W11$ E11 S8 E39
FCP=[YR=1993] S20 E18 N20 W18$ E22 N44$.

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	0940	SHEDS/PORT	0	0	12	12	144.00	SF	30.00	30.00	100	1992	1992	3	20	864	
2	0812	CONCRETE C	0	0	0	0	6,124.00	SF	4.00	4.00	100	1992	1992	3	64	15,677	
3	0972	ST LGHT UN	0	0	0	0	4.00	UT	2,530.00	2,530.00	100	1993	1993	3	32	3,238	
4	0812	CONCRETE C	0	0	0	0	9,558.00	SF	4.00	4.00	100	1993	1993	3	66	25,233	
5	0812	CONCRETE C	0	0	0	0	2,963.00	SF	4.00	4.00	100	1994	1994	3	68	8,059	
6	0402	CONC BUMPE	0	0	0	0	9.00	UT	25.00	25.00	100	1994	1994	3	76	171	
7	0400	CONC CURB	0	0	0	0	278.00	LF	15.00	15.00	100	1994	1994	3	76	3,169	
8	4950	BOLLARD	0	0	0	0	8.00	UT	100.00	100.00	100	2000	2000	3	100	800	
9	0940	SHEDS/PORT	0	0	14	10	140.00	SF	19.50	19.50	100	2005	2005	3	24	655	
10	0476	VF 6 SBPL	0	0	0	0	44.00	LF	32.00	32.00	100	2011	2011	3	81	1,140	

TOTAL OB/XF 59,006

LAND DESCRIPTION

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	007100	C	CHURCH	0	0006	R-1 -	0.00	0.00	1.20	AC		1.00	1.00	1.00	27,000.00	27,000.00	32,400							

REVIEW DATE 07/27/2021 BY TWA Total Acres: 1.20 Total Land Value: 32,400 Market: 0 Agricultural: 0 Common: 32,400 PRINTED 08/06/2024 BY SYS

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BUILDING NOTES

BUILDING DIMENSIONS

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
11	0470	VNYL GATE	0	0	0	0	1.00	UT	300.00	300.00	100	2011	2011	3	81	243	

LAND DESCRIPTION

TOTAL OB/XF 243

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

REVIEW DATE 07/27/2021 BY TWA Total Acres: 1.20 Total Land Value: 32,400 Market: 0 Agricultural: 0 Common: 32,400 PRINTED 08/06/2024 BY SYS