IN OR 396 PG 373
PARCELS 7 & 7-2
ESMT IN OR 698/378

HOOVER LEO F JR
PO BOX 148
HILLIARD, FL 32046

2024

17-3N-24-0000-0007-0000

BUILDING CHARACTERISTICS

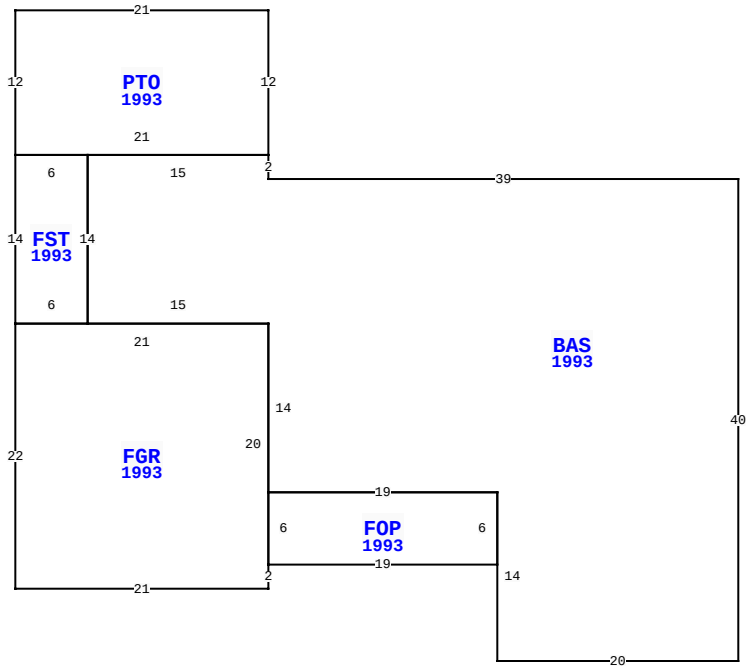
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	03	DIST HI 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
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	1,504	100	1,504	108,485
FGR	462	55	254	18,321
FOP	114	30	34	2,453
FST	84	55	46	3,318
PTO	252	5	13	937
TOTALS	2,416		1,851	133,515

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,851	108.7800	103.34	191,282	1979	1979	0	0	0	30.20	69.80

1 SINGLE FAM – 100% - 0 Heated Area: 1504 HX Base Yr



37068 SHADY LN, HILLIARD

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

NASSAU COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		207,745
TOTAL MARKET OB/XF VALUE		6,778
TOTAL LAND VALUE - MARKET		37,800
TOTAL MARKET VALUE		252,323
SOH/AGL Deduction		87,447
ASSESSED VALUE		164,876
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		114,876
TOTAL JUST VALUE		252,323
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		244,243

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20160106	CARPORT	0	07/25/2016
0303027	REPAIR/RRF	2,000	02/20/2003
9505-085	H/AC	0	05/04/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0396/0373	8/01/1983	MS	U	I		67,000
GRANTOR:						
GRANTEE:						
0264/0404	5/01/1978	WD	Q	V		1,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W39 N2 PTO=[YR=1993] N12 W21 S12 FST=[YR=1993] S14 FGR=[YR=1993] S22 E21 N2 FOP=[YR=1993] E19 N6 W19 S6$ N20 W21$ E6 N14 W6$ E21$ W15 S14 E15 S14 E19 S14 E20 N40$.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1979	1979	3	44	1,540	
2	0810	CONCRETE A	0	100	0	0	444.00	SF	6.50	6.50	100	1979	1979	3	30	866	
3	1242	WD DECK A	0	100	12	24	288.00	SF	10.00	10.00	100	1988	1988	3	20	576	
4	0820	WOOD WALK	0	100	6	15	90.00	SF	11.75	11.75	100	1990	1990	3	40	423	
5	0820	WOOD WALK	0	100	6	5	30.00	SF	11.75	11.75	100	1995	1995	3	40	141	
6	0940	SHEDS/PORT	0	100	18	12	216.00	SF	20.10	20.10	100	1980	1980	3	20	868	
7	0681	POLE SHED	0	100	18	12	216.00	SF	15.00	15.00	100	1980	1980	3	20	648	
8	0681	POLE SHED	0	100	18	10	180.00	SF	15.00	15.00	100	1980	1980	3	20	540	
9	0681	POLE SHED	0	100	7	8	56.00	SF	15.00	15.00	100	1980	1980	3	20	168	
10	0681	POLE SHED	0	100	7	12	84.00	SF	15.00	15.00	100	1980	1980	3	20	252	

TOTAL OB/XF 6,022

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	000115	C	SFR ACRES	100	0007	R-2	0.00	0.00	1.40	AC		1.00	1.00	1.00	27,000.00	27,000.00	37,800							

REVIEW DATE 02/15/2024 BY KBA Total Acres: 1.40 Total Land Value: 37,800 Market: 0 Agricultural: 0 Common: 37,800 PRINTED 08/06/2024 BY SYS

IN OR 396 PG 373
PARCELS 7 & 7-2
ESMT IN OR 698/378

HOOVER LEO F JR
PO BOX 148
HILLIARD, FL 32046

2024

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NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

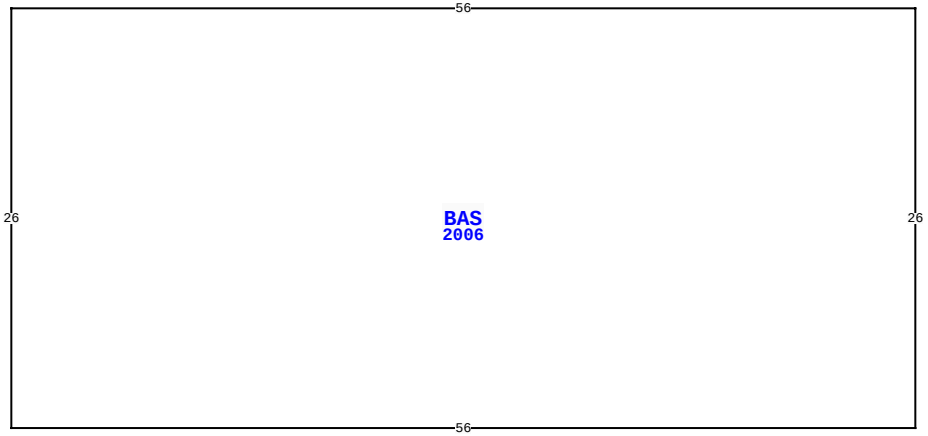
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100	1,456	74,230
TOTALS	1,456		1,456	74,230

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,456	117.2000	87.90	127,982	2006	2006	0	0	0	42.00	58.00

2 M/H 94+ – 0% - 0 Heated Area: 1456 HX Base Yr



37068 SHADY LN, HILLIARD

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GRANTEE:						
0264/0404	5/01/1978	WD	Q	V		1,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W56 S26 E56 N26$.

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	0681	POLE SHED	0	100	12	21	252.00	SF	15.00	15.00	100	1985	1985	3	20	756	

LAND DESCRIPTION

TOTAL OB/XF 756

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 02/15/2024 BY KBA Total Acres: 1.40 Total Land Value: 37,800 Market: 0 Agricultural: 0 Common: 37,800 PRINTED 08/06/2024 BY SYS