

LOT 34 (EX PBK 6/381 & EX
OR 1462/1108) CORNWALL SURVEY
S/D OF SEC 17-3N-24E PBK 0/31

JONES URSULA L/E/
27207 POND DRIVE
HILLIARD, FL 32046

2024

17-3N-24-2020-0034-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 50
Interior Floo	14	CARPET 50
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
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NEIGHBORHOOD/LOC	6001.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,212	100	2,212	183,566
FGR	576	55	317	26,307
FOP	200	30	60	4,979
FOP	660	30	198	16,431
FOP	112	30	34	2,822
FST	48	55	26	2,158

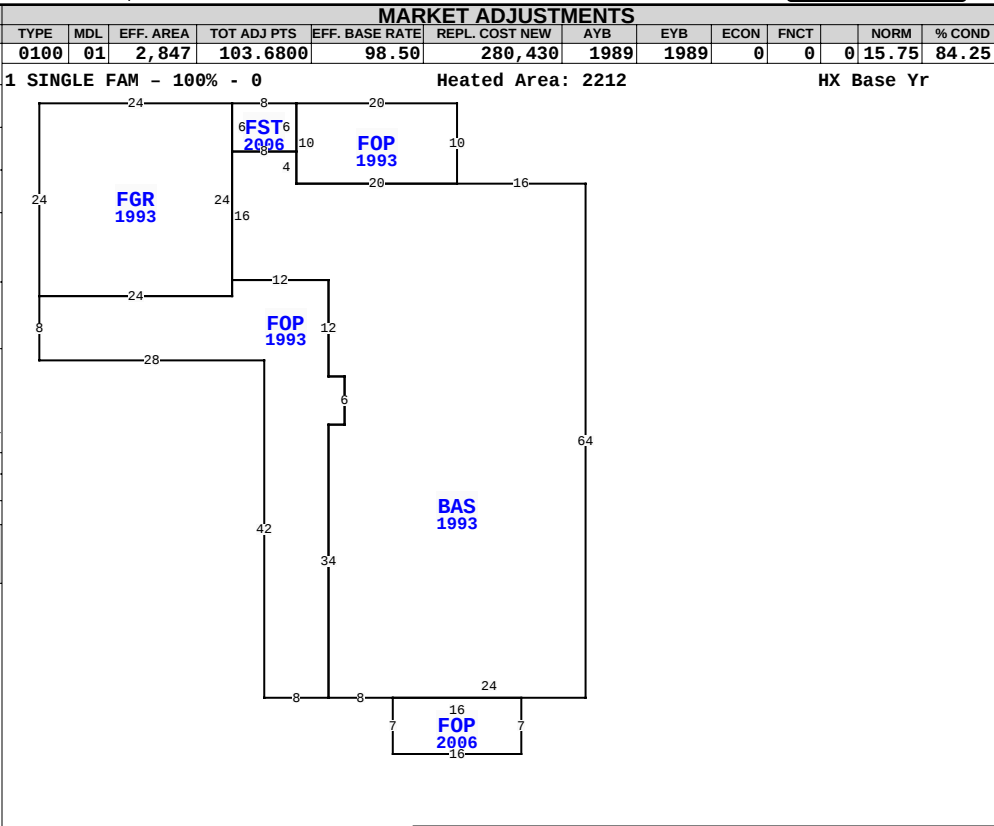
TOTALS	3,808		2,847	236,262
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EXTRA FEATURES

L N	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	1989	1989	3	66	2,310	
2	0812	CONCRETE C	0	100	0	0	1,048.00	SF	4.00	4.00	100	1989	1989	3	57	2,389	
3	0350	CARPORT WD	0	100	19	10	190.00	SF	8.58	8.58	100	1990	1990	3	20	326	
4	0681	POLE SHED	0	100	18	16	288.00	SF	11.25	11.25	100	1998	1998	3	26	842	
5	0681	POLE SHED	0	100	24	16	384.00	SF	11.25	11.25	100	1996	1996	3	24	1,037	
6	1123	CB 8"	0	100	0	0	170.00	SF	6.15	6.15	100	1992	1992	3	64	669	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0006	R-2	0.00	0.00	4.58	AC		1.00	1.00	1.00	18,000.00	18,000.00	82,440							



27207 POND DR, HILLIARD	BLD DATE	LGL DATE	05/18/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

NASSAU COUNTY PROPERTY

VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		339,826
TOTAL MARKET OB/XF VALUE		7,573
TOTAL LAND VALUE - MARKET		82,440
TOTAL MARKET VALUE		429,839
SOH/AGL Deduction		124,461
ASSESSED VALUE		305,378
TOTAL EXEMPTION VALUE	HX HB SX	100,000
BASE TAXABLE VALUE		205,378
TOTAL JUST VALUE		429,839
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		414,352

PERMIT NUM	DESCRIPTION	AMT	ISSUED
	NEW CONSTR	60,000	04/20/1989
87-778	REPAIR/RRF	8,000	06/23/1987

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2316/0509	11/04/2019	LE	U	I	11	100
GRANTOR: JONES URSULA						
GRANTEE: JONES TODD						
0977/0939	3/15/2001	WD	U	V	10	100
GRANTOR: JONES URSULA						
GRANTEE: CEDAR HAVEN HOME OW						

BUILDING NOTES

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BUILDING DIMENSIONS

BAS=[YR=1993] W16 FOP=[YR=1993] N10 W20 FST=[YR=2006] W8
FGR=[YR=1993] W24 S24 FOP=[YR=1993] S8 E28 S42 E8 N34 E2 N6
W2 N12 W12 S2 W24\$ E24 N24\$ S6 E8 N6\$ S10 E20\$ W20 N4 W8 S16
E12 S12 E2 S6 W2 S34 E8 FOP=[YR=2006] S7 E16 N7 W16\$ E24 N64 \$.

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