PT OF LOTS 33 & 34
IN OR 2576/434
CORNWALL SURVEY

EVERETTS CODY P & MACIE F
371744 HENRY SMITH ROAD
HILLIARD, FL 32046

2024

20-3N-24-2020-0033-0050

BUILDING CHARACTERISTICS

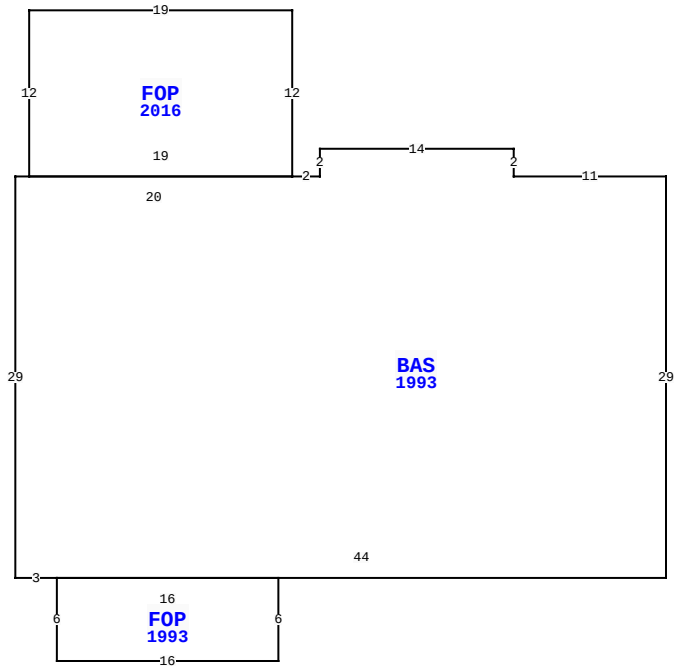
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 90
Exterior Wall	30	VINYL 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD4 Adjustme	30	. 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,391	100	1,391	203,208
FOP	96	30	29	4,237
FOP	228	30	68	9,934
TOTALS	1,715		1,488	217,378

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,488	140.2143	175.27	260,802	1989	2000	0	0	0	16.65	83.35

1 SNGL FAM – 100% - 2024 Heated Area: 1391 HX Base Yr 2024



371744 HENRY SMITH RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 2 4

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		232,592
TOTAL MARKET OB/XF VALUE		900
TOTAL LAND VALUE - MARKET		64,800
TOTAL MARKET VALUE		298,292
SOH/AGL Deduction		34,583
ASSESSED VALUE		263,709
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		213,709
TOTAL JUST VALUE		298,292
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		289,374

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20002077	POLE BARN	20,865	03/06/2020
6039	NEW CONSTR	50,887	10/06/1989

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2576/0434	6/14/2022	WD	Q	I	01	350,000
GRANTOR: WHITLEY JOSEPH M						
GRANTEE: EVERETTS CODY P & M						
2031/0216	2/26/2016	WD	Q	I	01	155,000
GRANTOR: LEE JOSEPH M & APRIL						
GRANTEE: WHITLEY JOSEPH M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W11 N2 W14 S2 W2 FOP=[YR=2016] N12 W19 S12 E19$ W20 S29 E3 FOP=[YR=1993] S6 E16 N6 W16 $ E44N29 $.

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	100	8	8	64.00	SF	20.10	20.10	100	1987	1987	3	20	257	
2	0810	CONCRETE A	0	100	8	12	96.00	SF	6.50	6.50	100	1989	1989	3	57	356	
3	0810	CONCRETE A	0	100	12	4	48.00	SF	6.50	6.50	100	2011	2011	3	92	287	

LAND DESCRIPTION

TOTAL OB/XF 900

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	0006	OR	0.00	0.00	2.16	AC		1.00	1.00	1.00	30,000.00	30,000.00	64,800							

REVIEW DATE 06/25/2020 BY TW Total Acres: 2.16 Total Land Value: 64,800 Market: 0 Agricultural: 0 Common: 64,800 PRINTED 08/06/2024 BY SYS

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NASSAU COUNTY PROPERTY

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ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall		N/A 100
Interior Floo	03	CONC FINSH 100
Air Condition	99	N/A 100
Heating Type		N/A 100
Bedrooms		0 100
Bathrooms		0 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Occupancy	00	NONE 100

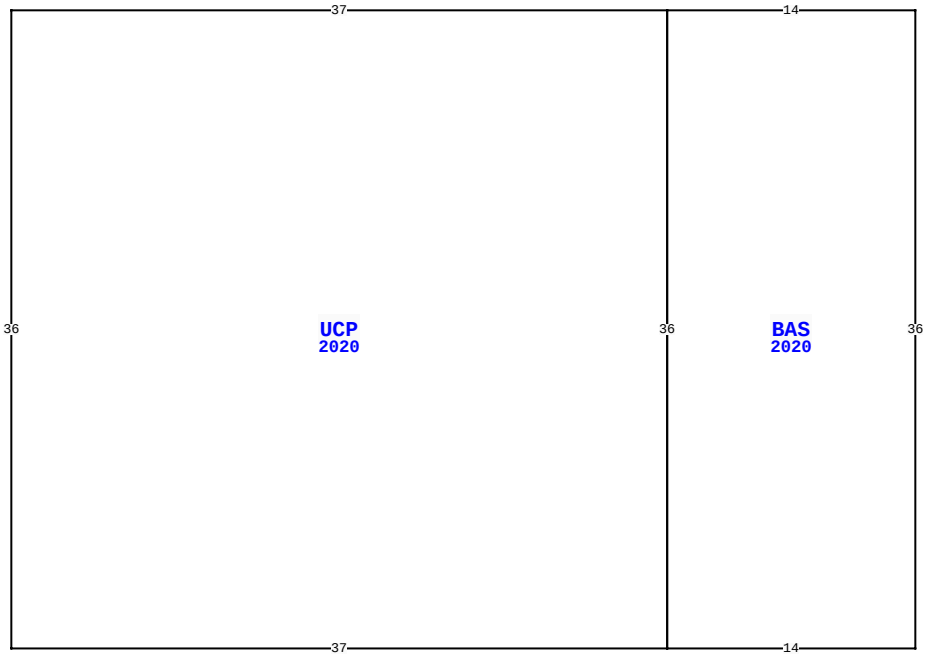
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	504	100	504	9,958
UCP	1,332	20	266	5,255
TOTALS	1,836		770	15,214

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6500	01	770	58.1900	20.37	15,685	2020	2020	0	0	0	3.00	97.00

2 GARAGE RES – 100% - 2024 Heated Area: 504 HX Base Yr 2024



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GRANTOR: LEE JOSEPH M & APRIL						
GRANTEE: WHITLEY JOSEPH M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2020] W14 UCP=[YR=2020] W37 S36 E37 N36$ S36 E14 N36$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

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