BLOCK 3 LOT 8
OR 498/303 & OR 728/600
EX R/W IN OR 106/454

GREEN LARRY D & CAROLYN
2912 NOEL TRAIL
HILLIARD, FL 32046

2024

41-4N-23-2100-0003-0080

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	10	TERRAZZO 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
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

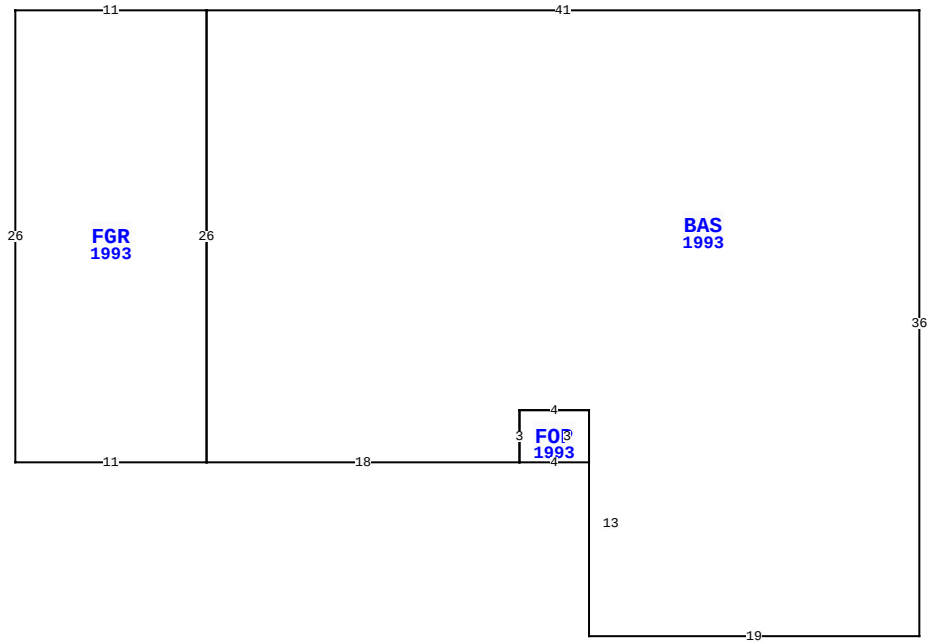
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9004.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,244	100	1,244	94,468
FGR	286	55	157	11,922
FOP	12	30	4	304
TOTALS	1,542		1,405	106,694

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,405	131.0400	124.49	174,908	1965	1965	0	0	0	39.00	61.00

1 SINGLE FAM – 100% - 0 Heated Area: 1244 HX Base Yr



2912 NOEL TRL, HILLIARD

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		106,694
TOTAL MARKET OB/XF VALUE		6,245
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		142,939
SOH/AGL Deduction		62,574
ASSESSED VALUE		80,365
TOTAL EXEMPTION VALUE	HX HB VX	55,000
BASE TAXABLE VALUE		25,365
TOTAL JUST VALUE		142,939
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		138,675

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B16225	ADDITION	19,800	10/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0728/0600	4/25/1995	QC	U	I		100
GRANTOR: DICKENS G LEE JR						
GRANTEE: GREEN LARRY & CAROL						
0498/0303	9/01/1986	WD	Q	I		41,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W41 FGR=[YR=1993] W11 S26 E11 N26$ S26 E18
FOP=[YR=1993] E4 N3 W4 S3$ N3 E4 S13 E19 N36$.

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	0810	CONCRETE A	0	100	0	0	400.00	SF	6.50	6.50	100	1980	1980	3	32.5	845	
2	2701	QUONSET GD	0	100	30	20	600.00	SF	15.00	15.00	100	2007	2007	3	60	5,400	

LAND DESCRIPTION

TOTAL OB/XF 6,245

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	0005	OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 08/06/2024 BY SYS