

BLOCK 4 LOT 7
IN OR 2175/1017
ST MARYS HIGHLANDS PB 5/12-13

REWIS BILLY C
29131 ST MARYS CIRCLE
HILLIARD, FL 32046

2024

41-4N-23-2100-0004-0070



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 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	09
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NEIGHBORHOOD/LOC	9004.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,228	100	1,228	87,951
FGR	570	55	314	22,489
FOP	168	30	50	3,581
FOP	155	30	46	3,295
FUS	868	100	868	62,168

TOTALS	2,989		2,506	179,483
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0812	CONCRETE C	0	0	0	0	1,033.00	SF	4.00
2	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
3	0752	USP	0	0	20	14	280.00	SF	15.00
4	1242	WD DECK A	0	0	19	10	190.00	SF	15.00
5	1242	WD DECK A	0	0	13	9	117.00	SF	15.00
6	1242	WD DECK A	0	0	24	3	72.00	SF	5.00
7	0680	POLE SHED	0	0	20	18	360.00	SF	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000132	C	SFR RIVER	0	0005	OR	0.00	0.00	1.00

REVIEW DATE	03/25/2024	BY	WWA
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MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,506	120.3360	114.32	286,486	1966	1966	0	0	0	37.35	62.65
1 SINGLE FAM - 0% - 0												
Heated Area: 2096												
HX Base Yr												

29131 ST MARYS CIR, HILLIARD					BLD DATE					LGL DATE	
					XF DATE					LAND DATE	
					INC DATE					AG DATE	
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES	
1,033.00	SF	4.00	4.00	100	1966	1966	3	20	826		
1.00	UT	3,500.00	3,500.00	100	1966	1966	3	28	980		
280.00	SF	15.00	15.00	100	1985	1985	3	20	840		
190.00	SF	15.00	15.00	100	1990	1990	3	20	570		
117.00	SF	15.00	15.00	100	1990	1990	3	20	351		
72.00	SF	5.00	5.00	100	1990	1990	3	20	72		
360.00	SF	10.00	10.00	100	2024	2018		87	3,132		

TOTAL OB/XF												
6,771												

Total Acres:	0.00	Total Land Value:	80,000	Market:	0	Agricultural:	0
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4			Tax Dist:
BUILDING MARKET VALUE			179,483
TOTAL MARKET OB/XF VALUE			6,771
TOTAL LAND VALUE - MARKET			80,000
TOTAL MARKET VALUE			266,254
SOH/AGL Deduction			46,920
ASSESSED VALUE			219,334
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			219,334
TOTAL JUST VALUE			266,254
NCON VALUE			3,132
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			257,801

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2175/1017	1/31/2018	QC U	I	11		100
GRANTOR: WHITTLE PATRICIA JEAN						
GRANTEE: WHITTLE PATRICIA &						
1573/0365	6/23/2008	PR U	I	01		100
GRANTOR: WHITTLE PATRICIA J P/						
GRANTEE: WHITTLE PATRICIA JE						

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=1993;ORIG=-31,1] W24 S15 E24 S17 E31 N28 W31 N4 \$									
FGR=[YR=1993;ORIG=-55,16] S23 E27 N6 W3 N17 W24 \$									
FOP=[YR=1993;ORIG=-28,39] E28 N6 W28 S6 \$									
FUS=[YR=2004;ORIG=0,0] W31 S1 S4 E31 N5 \$									
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