

LOT 26
IN OR 1636/989
HICKORY VILLAGE #4 PB 7/122

SWEAT KENNETH G & SHARON D
86338 SAND HICKORY TRAIL
YULEE, FL 32097

2024

42-2N-27-435H-0026-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

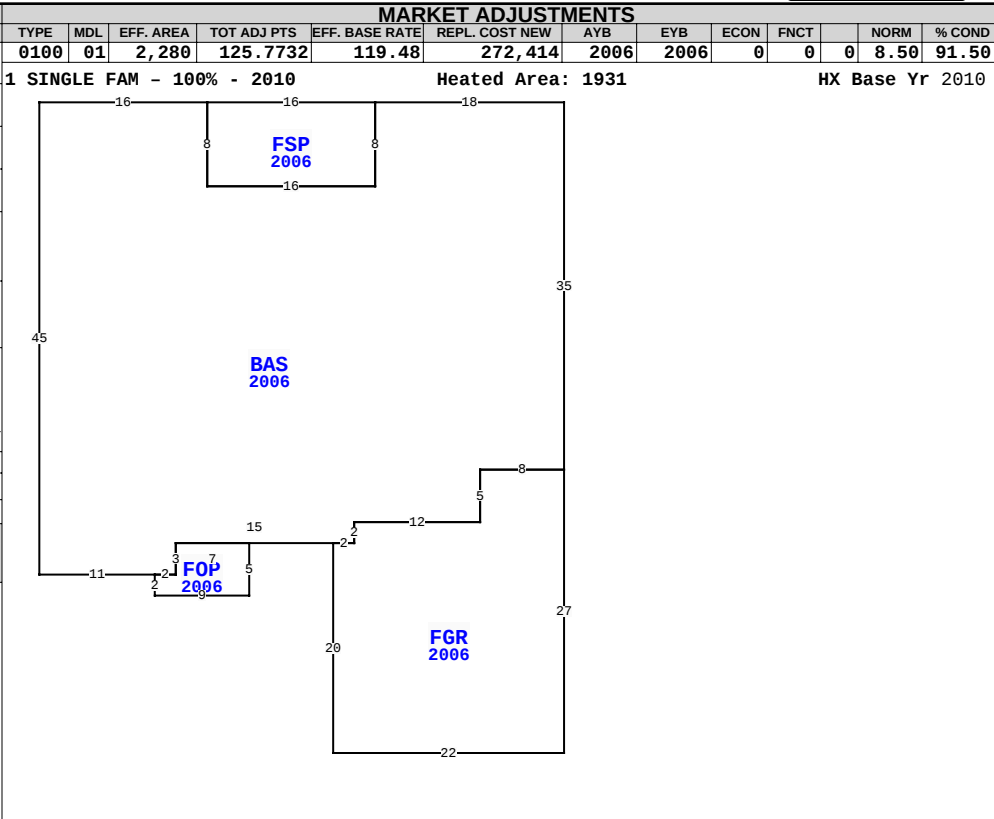
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4047.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,931	100	1,931	211,105
FGR	520	55	286	31,266
FOP	39	30	12	1,312
FSP	128	40	51	5,575
TOTALS	2,618		2,280	249,259

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0811	CONCRETE B	0	100	0	0		5.20	5.20

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		RSF-2	0.00	0.00	1.00

REVIEW DATE 05/12/2019 BY KBA



TOTAL OB/XF									
2,769									

TOTAL OB/XF									
2,769									

Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					249,259				
TOTAL MARKET OB/XF VALUE					2,769				
TOTAL LAND VALUE - MARKET					55,000				
TOTAL MARKET VALUE					307,028				
SOH/AGL Deduction					143,446				
ASSESSED VALUE					163,582				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					113,582				
TOTAL JUST VALUE					307,028				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					295,900				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C0516845	CO ISSUED	143,362	02/01/2006
B0516845	NEW CONSTR	143,362	02/01/2006
M10989	TANKS/BLRS	0	02/01/2006

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1636/0989	8/24/2009	WD	U	I	12	155,000	
GRANTOR: TENORIO CHERRY D & JO							
GRANTEE: SWEAT KENNETH G & S							
1420/1712	6/16/2006	WD	Q	I		230,500	
GRANTOR: MATTAMY (JACKSONVILLE							
GRANTEE: TENORIO CHERRY D &							

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
BAS=[YR=2006] W18 FSP=[YR=2006] W16 S8 E16 N8\$ S8 W16 N8 W16 S45 E11 FOP=[YR=2006] S2 E9 N5 W7 S3 W2\$ E2 N3 E15 FGR=[YR=2006] S20 E22 N27 W8 S5 W12 S2 W2\$ E2 N2 E12 N5 E8 N35\$.									

PRINTED 08/06/2024 BY SYS