

ADAMS CATHERINE D REVOCABLE TRUST/ADAMS CATHERINE
9577 HILDRETH LN
FERNANDINA BEACH, FL 32034

00-00-30-0131-0005-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																		
Exterior Wall		16	WD FR STUC 100		0900	01	2,680	119.8944	158.26	424,137	2001	2002		0		0	11.00	89.00	VALUATION BY					STANDARD												
Roof Structure		03	GABLE/HIP 100		1 SNGL FAM - 100% - 2022										Heated Area: 2312										HX Base Yr 2022											
Roof Cover		03	COMP SHNGL 100																						Tax Group: 8					Tax Dist:						
Interior Wall		05	DRYWALL 100																						BUILDING MARKET VALUE					377,482						
Interior Floor		14	CARPET 80																						TOTAL MARKET OB/XF VALUE					16,791						
Interior Floor		11	CLAY TILE 20																						TOTAL LAND VALUE - MARKET					300,000						
Air Condition		03	CENTRAL 100																						TOTAL MARKET VALUE					694,273						
Heating Type		04	AIR DUCTED 100																						SOH/AGL Deduction					93,613						
Bedrooms			3 100																						ASSESSED VALUE					600,660						
Bathrooms			2 100																						TOTAL EXEMPTION VALUE					HX HB 50,722						
Frame		02	WOOD FRAME 100																						BASE TAXABLE VALUE					549,938						
Stories		1.	1. 100																						TOTAL JUST VALUE					694,273						
Units		0	0 100																						NCON VALUE					0						
Occupancy		00	NONE 100																						INCOME VALUE											
																									PREVIOUS YEAR MKT VALUE					676,378						
Quality		06	Quality Level 06																																	
DOR CODE		0100	SINGLE FAMILY																																	
MAP NUM			MKT AREA																						03											
NEIGHBORHOOD/LOC		3030.00																																		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																															
BAS	1,912	100	2001	1,912	269,308																															
BAS	400	100	2008	400	56,341																															
FGR	460	55	2001	253	35,636																															
FOP	68	30	2001	20	2,817																															
PTO	9	5	2001	0	0																															
PTO	91	5	2008	5	704																															
USP	300	30	2021	90	12,676																															
TOTALS		3,240			2,680	377,482																														
EXTRA FEATURES							5777 HILDRETH LN, FERNANDINA BEACH										BLD DATE		12/02/2008		DJ		LGL DATE		03/12/2024		MLU									
							XF DATE										LAND DATE																			
							INC DATE										AG DATE																			
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	0855	CONC PAVER		0	100	0	800.00	SF	10.00	10.00	100	2021	2021	3	99	7,920																				
2	0500	FP-PRE FAB		0	100	0	1.00	UT	3,500.00	3,500.00	100	2001	2001	3	84	2,940																				
3	0811	CONCRETE B		0	100	0	650.00	SF	5.20	5.20	100	2001	2001	3	79	2,670																				
4	0810	CONCRETE A		0	100	0	92.00	SF	6.50	6.50	100	2001	2001	3	79	472																				
5	0855	CONC PAVER		0	100	0	336.00	SF	10.00	10.00	100	2004	2004	3	83	2,789																				
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