

PT OF SW1/4
IN OR 999/184 & OR 999/181
PARCELS 5-1 5-5 & 5-6

APPLEGATE FRED A/
3700 DAVID ROAD
HILLIARD, FL 32046

2025

02-2N-23-0000-0005-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,146	100	1994	1,146	118,595
FGR	896	55	2014	493	51,019
FOP	40	30	1994	12	1,242
FOP	126	30	1994	38	3,932
FOP	60	30	2014	18	1,863
FUS	444	100	1994	444	45,948
FUS	512	100	2014	512	52,985
PTO	212	5	1994	11	1,138

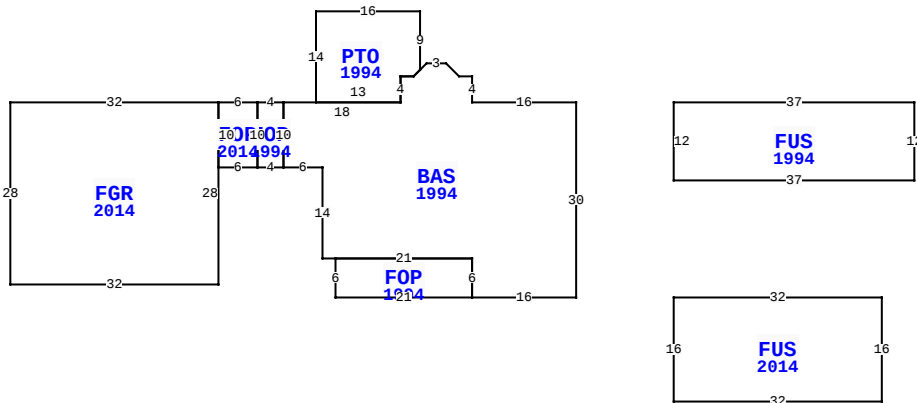
TOTALS	3,436			2,674	276,722
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0350	CARPORT WD	0	100	16	80	1,280.00	SF	13.00
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
3	0810	CONCRETE A	0	100	16	6	96.00	SF	6.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0005	OR	0.00	0.00	8.98

REVIEW DATE 05/28/2024 BY WWA

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0100	01	2,674	118.2720	118.27	316,254	1994	1999	0	0
1 SINGLE FAM - 100% - 2002									
Heated Area: 2102									
HX Base Yr 2002									



3700 DAVID RD, HILLIARD	BLD DATE	LGL DATE	05/09/2025	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	0350	CARPORT WD	0	100	16	80	1,280.00	SF	13.00	13.00	100	1980	1980	3	20	3,328	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1994	1994	3	74	2,590	
3	0810	CONCRETE A	0	100	16	6	96.00	SF	6.50	6.50	100	2013	2013	3	93	580	

TOTAL OB/XF													6,498	
LOC	LOC	FRONT	DEPTH	TOT	UNIT	D	DPH	%	TOT	UNIT	ADJ UNIT	LA		
ZONE	ZONE			LND UTS	TYPE	T	FACT	COND	ADJ	PRICE	PRICE	VALUE		
05	OR	0.00	0.00	8.98	AC		1.00	1.00	1.00	19,500.00	19,500.00	1		

Total Acres: 8.98 Total Land Value: 175,110 Market: 0 Agricultural: 0 Common: 175,110

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 6					Tax Dist:				
BUILDING MARKET VALUE					276,722				
TOTAL MARKET OB/XF VALUE					6,498				
TOTAL LAND VALUE - MARKET					175,110				
TOTAL MARKET VALUE					458,330				
SOH/AGL Deduction					264,854				
ASSESSED VALUE					193,476				
TOTAL EXEMPTION VALUE					55,722				
BASE TAXABLE VALUE					137,754				
TOTAL JUST VALUE					458,330				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					441,592				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1428519	ADDITION	39,336	03/01/2014
93509	NEW CONSTR	77,782	11/11/1993
8926	MH MOVE-ON	500	06/08/1992

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0999/0184	7/24/2001	WD	Q	I		165,000	
GRANTOR: BULLARD DEAN							
GRANTEE: APPEGATE FERDINAND							
0905/0588	10/27/1999	QC	Q	I	06	100	
GRANTOR: IRONS KIMBERLY							
GRANTEE: BULLARD DEAN							

BUILDING NOTES									
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BUILDING DIMENSIONS
BAS=[YR=1994] W16 N4 W2 U2 L2 W3 D1 L1 PTO=[YR=1994] N9 W16 S14 E13 N4 E2 U1 R1 \$ D1 L1 W2 S4 W18 FOP=[YR=1994] W4 FOP=[YR=2014] W6 FGR=[YR=2014] W32 S28 E32 N28\$ S10 E6 N10\$ S10 E4 N10\$ S10 E6 S14 E2 FOP=[YR=1994] S6 E21 N6 W21 \$ E21 S6 E16 N30\$ PTR= E15 FUS=[YR=1994] E37 S12 W37 N12\$ S30 FUS=[YR=2014] E32 S16 W32 N16\$ N30 W15\$.