PT OF NE1/4 OF SW1/4
IN OR 1847/335
EX R/W OR 1467/1481

OVERSTREET KENNETH & KIMBERLY
37560 OLD PINERIDGE RD
HILLIARD, FL 32046

2025

03-3N-24-0000-0001-0090

BUILDING CHARACTERISTICS

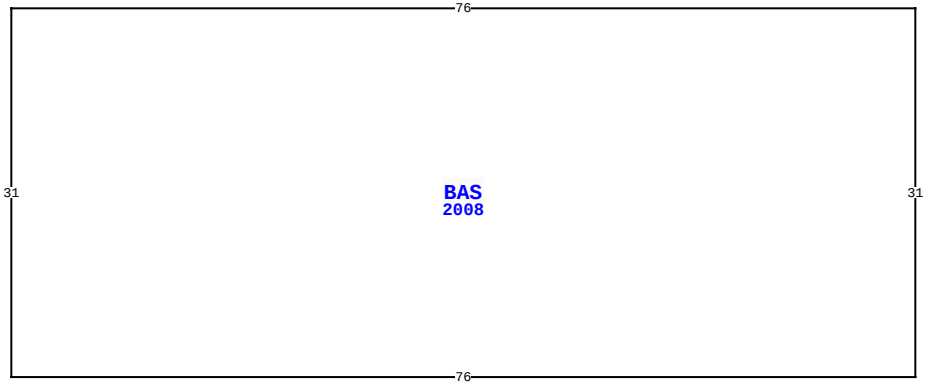
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	13	LVT/LAMNT 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	05	Quality Level 05
DOR CODE	0200	MOBILE HOME
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	2,356	100	2008	2,356	129,997
TOTALS	2,356			2,356	129,997

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,356	141.1200	119.95	282,602	2001	2001	0	0	0	54.00	46.00

1 M/H 94+ – 100% - 2014 Heated Area: 2356 HX Base Yr 2014



37560 OLD PINERIDGE RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2025 MLU
INC DATE		AG DATE	

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2000	2000	3	83	2,905	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		129,997
TOTAL MARKET OB/XF VALUE		2,905
TOTAL LAND VALUE - MARKET		67,760
TOTAL MARKET VALUE		200,662
SOH/AGL Deduction		115,382
ASSESSED VALUE		85,280
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		34,558
TOTAL JUST VALUE		200,662
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		180,712

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH003302	MH MOVE-ON	0	11/01/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1847/0335	3/01/2013	WD	Q	I	02	89,000
GRANTOR: PRICE MARY & RICCI						
GRANTEE: OVERSTREET KENNETH						
1483/1893	3/09/2007	WD	U	I	11	93,000
GRANTOR: VANDERBILT MORTGAGE &						
GRANTEE: PRICE MARY & RICCI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W76 S31 E76 N31$.

LAND DESCRIPTION

TOTAL OB/XF 2,905

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	000100	C	RES	100	0006	OR	0.00	0.00	2.42	AC		1.00	1.00	0.80	35,000.00	28,000.00	67,760							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 2.42 Total Land Value: 67,760 Market: 0 Agricultural: 0 Common: 67,760 PRINTED 07/30/2025 BY SYS