



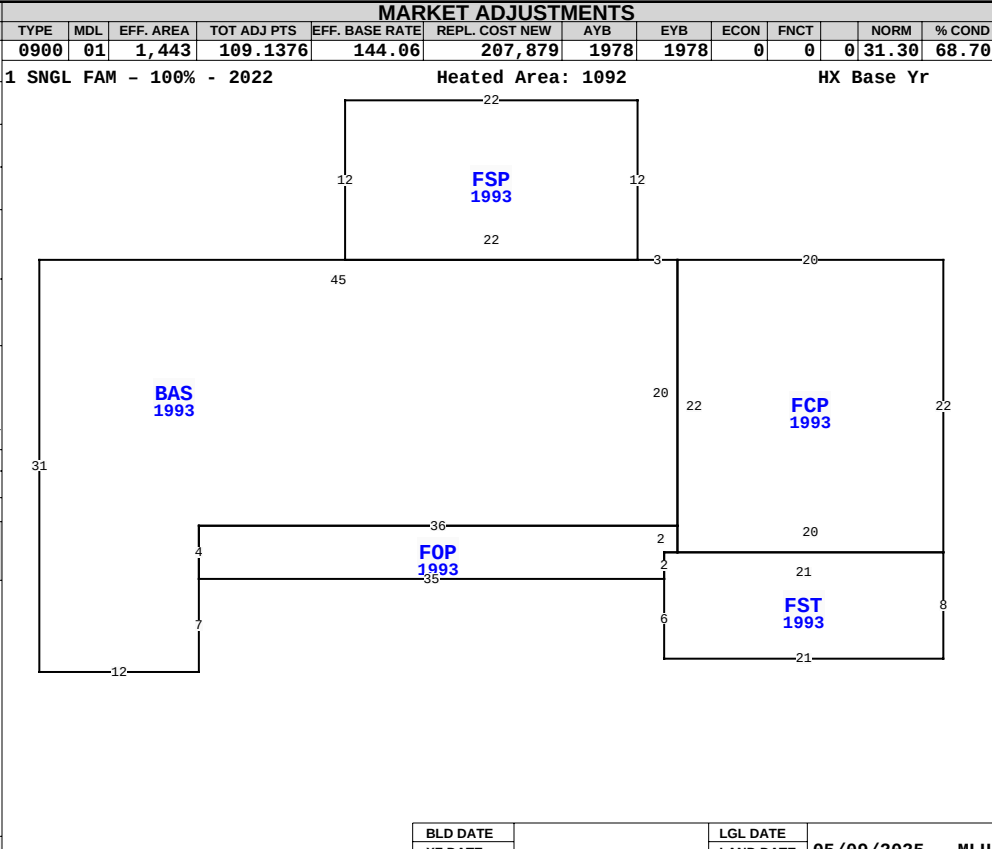
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	5000	IMPROVED AG
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	1,092	100	1993	1,092	108,075
FCP	440	25	1993	110	10,887
FOP	142	30	1993	43	4,256
FSP	264	40	1993	106	10,490
FST	168	55	1993	92	9,105
TOTALS	2,106			1,443	142,813

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0680	POLE SHED	0	100	24	32	SF	10.00	10.00
2	0500	FP-PRE FAB	0	100	0	0	UT	3,500.00	3,500.00
3	0810	CONCRETE A	0	100	22	19	SF	6.50	6.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	005000	C	AGRICULTURAL	100	0006	OR	0.00	0.00	2.00
2	005501	A	TIMBER 2 P S	0		OR	0.00	0.00	9.00
3	005901	A	HARDWOOD SI	0		OR	0.00	0.00	9.00
4	009910	M	MARKET VALUE	0		OR	0.00	0.00	18.00



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025
INC DATE		AG DATE	10/25/2024
			MLU KBA

17092 OAK HILL RD, HILLIARD

TOTAL OB/XF									
4,621									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	005000	C	AGRICULTURAL	100	0006	OR	0.00	0.00	2.00
2	005501	A	TIMBER 2 P S	0		OR	0.00	0.00	9.00
3	005901	A	HARDWOOD SI	0		OR	0.00	0.00	9.00
4	009910	M	MARKET VALUE	0		OR	0.00	0.00	18.00

NASSAU COUNTY PROPERTY		PAGE 1 of 2	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		156,665	
TOTAL MARKET OB/XF VALUE		4,621	
TOTAL LAND VALUE - MARKET		383,200	
TOTAL MARKET VALUE		237,946	
SOH/AGL Deduction		11,398	
ASSESSED VALUE		226,548	
TOTAL EXEMPTION VALUE		13	226,548
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		544,486	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		516,577	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2031/0201	2/26/2016	WD	Q	I	01	250,000	
GRANTOR: KIRKLAND CHARLES D &							
GRANTEE: PRESTON JONATHAN W							
1976/0084	4/22/2015	WD	Q	I	01	249,000	
GRANTOR: MIKELL MERLE A							
GRANTEE: KIRKLAND CHARLES D							

BUILDING NOTES									

BUILDING DIMENSIONS									
FCP=[YR=1993] W20 BAS=[YR=1993] W3 FSP=[YR=1993] N12 W22 S12E22\$ W45 S31 E12 N7 FOP=[YR=1993] E35 FST=[YR=1993] S6 E21 N8 W21 S2\$ N2 E1 N2 W36 S4\$ N4 E36 N20\$ S22 E20N22\$.									

[illegible]