BLOCK 63 N1/2 OF LOT 3
IN OR 1609/482
R621519 & R621520

AUSTIN ANTHONY J
37911 OXFORD ST
HILLIARD, FL 32046

2025

08-3N-24-2380-0063-0031

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

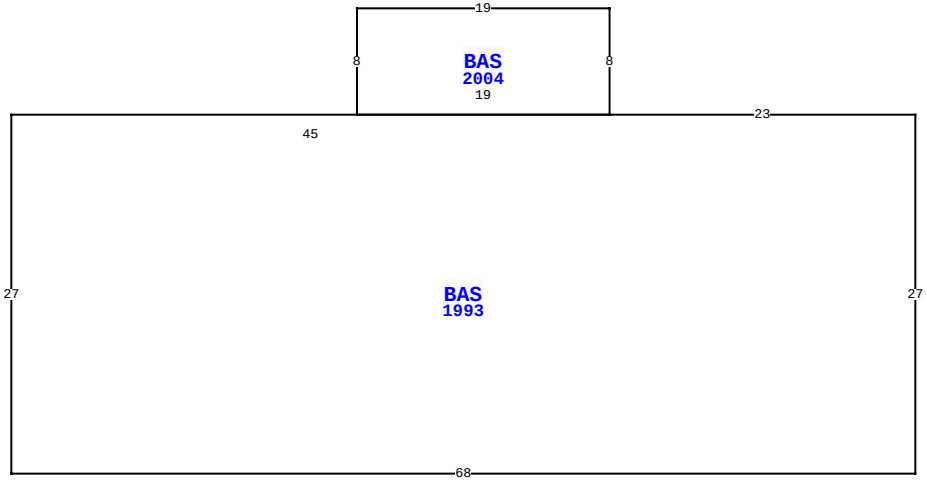
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	03	DIST HI 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6002.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,836	100	1993	1,836	80,752
BAS	152	100	2004	152	6,685
TOTALS	1,988			1,988	87,437

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,988	123.2000	104.72	208,183	1994	1999	0	0	0	58.00	42.00

2 M/H 94+ – 100% - 2023 Heated Area: 1988 HX Base Yr 2023



37911 OXFORD ST, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 DC
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		87,437
TOTAL MARKET OB/XF VALUE		15,893
TOTAL LAND VALUE - MARKET		36,750
TOTAL MARKET VALUE		140,080
SOH/AGL Deduction		49,022
ASSESSED VALUE		91,058
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		40,336
TOTAL JUST VALUE		140,080
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		128,974

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9412156	REPAIR/RRF	1,200	12/28/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1609/0482	12/04/2008	QC	Q	I	06	100
GRANTOR: HALL STEPHANIE						
GRANTEE: AUSTIN ANTHONY J						
1497/0750	5/07/2007	QC	Q	V	06	100
GRANTOR: TOWN OF HILLIARD						
GRANTEE: HALL STEPHANIE ETAL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W23 BAS=[YR=2004] N8 W19 S8 E19 $ W45 S27 E68 N27 $.

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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1994	1994	3	74	1,480	
2	0811	CONCRETE B	0	100	0	0	789.00	SF	5.20	5.20	100	1996	1996	3	70	2,872	
3	0811	CONCRETE B	0	100	0	0	980.00	SF	5.20	5.20	100	2002	2002	3	80	4,077	
4	0510	GARAGE WD-	0	100	20	12	240.00	SF	35.00	35.00	100	2010	2010	3	56	4,704	
5	0753	UEP	0	100	16	14	224.00	SF	22.00	22.00	100	2010	2010	3	56	2,760	

LAND DESCRIPTION

TOTAL OB/XF 15,893

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	R-3	105.00	210.00	105.00	FF		1.00	1.00	1.00	350.00	350.00	36,750							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 36,750 Market: 0 Agricultural: 0 Common: 36,750 PRINTED 07/30/2025 BY SYS