

BLOCK 125 LOTS 22 THRU 24
TOWN OF HILLIARD
UTIL ESMT IN OR 2547-1747

SE JONES CONSTRUCTION LLC
44613 PINEBREEZE BLVD
CALLAHAN, FL 32011

2025

08-3N-24-2380-0125-0220



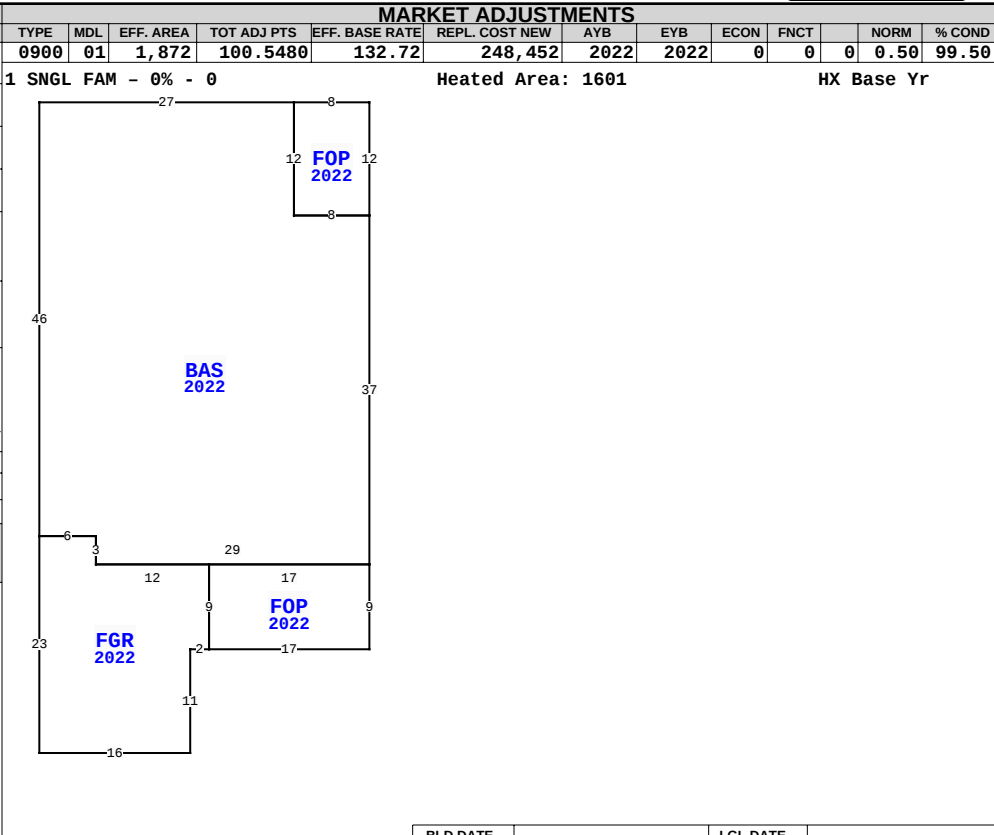
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 100
Interior Floo	01	NONE 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	0 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,601	100	2022	1,601	211,423
FGR	356	55	2022	196	25,883
FOP	96	30	2022	29	3,830
FOP	153	30	2022	46	6,074

TOTALS	2,206			1,872	247,210
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0812	CONCRETE C	0	0	0	0	1,013.00	SF	4.00



27474 W FOURTH AV, HILLIARD	BLD DATE	LGL DATE	05/08/2025	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	0812	CONCRETE C	0	0	0	0	1,013.00	SF	4.00	4.00	100	2022	2022	3	99	4,011	

LAND DESCRIPTION										TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR
1	000100	C	RES	0		RM-4	75.00	125.00	75.00	FF		1.00	1.00	1.00	350.00	350.00	26,250		

NASSAU COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE		247,210			
TOTAL MARKET OB/XF VALUE		4,011			
TOTAL LAND VALUE - MARKET		26,250			
TOTAL MARKET VALUE		277,471			
SOH/AGL Deduction		0			
ASSESSED VALUE		277,471			
TOTAL EXEMPTION VALUE		0			
BASE TAXABLE VALUE		277,471			
TOTAL JUST VALUE		277,471			
NCON VALUE		0			
INCOME VALUE		0			
PREVIOUS YEAR MKT VALUE		261,825			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20210166	C0 ISSUED	0	07/27/2022

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2466/1703	5/14/2021	WD	U	V	37	89,000	
GRANTOR: MARTINEZ BETTY S & FR							
GRANTEE: SE JONES CONSTRUCTIO							

BUILDING NOTES									
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BUILDING DIMENSIONS									
FOP=[YR=2022] W8 BAS=[YR=2022] W27 S46 FGR=[YR=2022] S23 E16 N11 E2 FOP=[YR=2022] E 17 N9 W17 S9\$ N9 W12 N3 W6\$ E6 S3 E29 N37 W8 N12\$ S12 E8 N12\$.									