LOTS 10 THRU 17
POINSETTA PARK SUB PB 3/68

YAZELL TYLER CODY & SONYA RENEE
37297 ORANGE STREET
HILLIARD, FL 32046

2025

09-3N-24-2480-0010-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	03	DIST HI 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

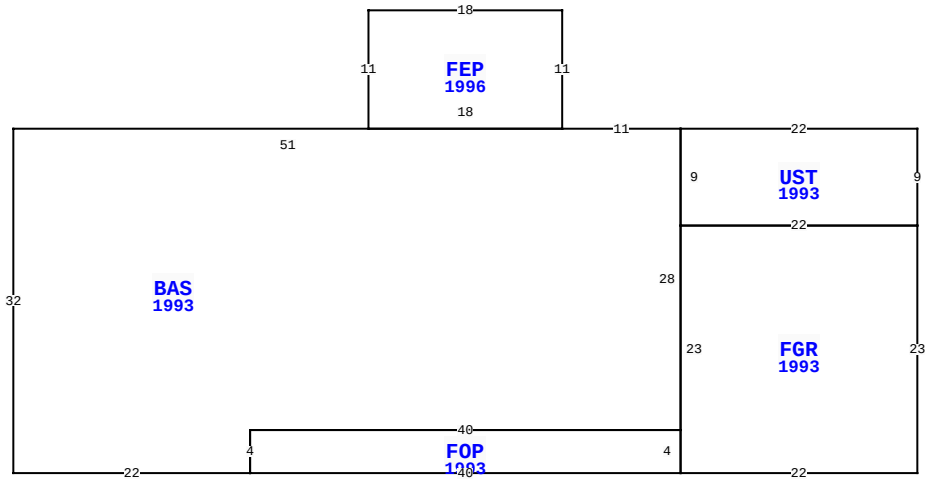
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,824	100	1993	1,824	156,640
FEP	198	80	1996	158	13,569
FGR	506	55	1993	278	23,874
FOP	160	30	1993	48	4,122
UST	198	45	1993	89	7,643
TOTALS	2,886			2,397	205,848

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,397	124.4600	124.46	298,331	1977	1982	0	0	0	31.00	69.00

1 SINGLE FAM – 100% - 2025 Heated Area: 1824 HX Base Yr 2025



37297 ORANGE ST, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		205,848
TOTAL MARKET OB/XF VALUE		4,134
TOTAL LAND VALUE - MARKET		147,000
TOTAL MARKET VALUE		356,982
SOH/AGL Deduction		0
ASSESSED VALUE		356,982
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		306,260
TOTAL JUST VALUE		356,982
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		327,172

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20120146	ROOF	0	11/13/2012
01-0855	ADDITION	5,170	02/16/2001
9602-024	XFOB	900	02/08/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2682/1025	11/30/2023	WD	U	I	17	385,000
GRANTOR: SOUTHEASTERN DIST OF						
GRANTEE: YAZELL TYLER CODY &						
0215/0590	1/01/1976	WD	Q	I		14,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

UST=[YR=1993] W22 BAS=[YR=1993] W11 FEP=[YR=1996] N11 W18 S11 E18$ W51 S32 E22 FOP=[YR=1993] E40 FGR=[YR=1993] E22 N23 W22 S23$ N4 W40 S4$ N4 E40 N28$ S9 E22 N9$.

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	0810	CONCRETE A	0	100	0	0	60.00	SF	6.50	6.50	100	1977	1977	3	27	105	
2	0811	CONCRETE B	0	100	0	0	542.00	SF	5.20	5.20	100	1996	1996	3	70	1,973	
3	0350	CARPORT WD	0	100	14	40	560.00	SF	13.00	13.00	100	1996	1996	3	20	1,456	
4	0940	SHEDS/PORT	0	100	10	10	100.00	SF	30.00	30.00	100	1976	1976	3	20	600	

LAND DESCRIPTION

TOTAL OB/XF 4,134

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-2	420.00	185.00	420.00	FF		1.00	1.00	1.00	350.00	350.00	147,000							

REVIEW DATE 10/21/2019 BY TWA Total Acres: 0.00 Total Land Value: 147,000 Market: 0 Agricultural: 0 Common: 147,000 PRINTED 07/30/2025 BY SYS