PT SW1/4 OF SEC 02-2N-23E IN
OR 2339/13 BEING THE 1ST LEGAL
DESCRIBED

SMITH ANTHONY DAVID SR & JULIE/
23251 SMITH ROAD NORTH
HILLIARD, FL 32046

2025

11-2N-23-0000-0002-0040

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5400	TIMBERLAND 90+	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

N SMITH RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025 MLU
INC DATE		AG DATE	11/04/2024 KBA

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	98,000
TOTAL MARKET VALUE	1,918
SOH/AGL Deduction	0
ASSESSED VALUE	1,918
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	1,918
TOTAL JUST VALUE	98,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	84,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2339/0013	1/02/2020	QC	U	V	11	100
GRANTOR: SMITH NOAH D & HAZEL						
GRANTEE: SMITH ANTHONY DAVID						
2131/1727	6/30/2017	QC	U	V	11	100
GRANTOR: SMITH ROLAND HARLEY &						
GRANTEE: SMITH NOAH D & DIAN						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	005400	A	TIMBER 1 N S	0		OR	0.00	0.00	2.80	AC		1.00	1.00	1.00	685.00	685.00	1,918							
2	009910	M	MARKET VALUE	0		OR	0.00	0.00	2.80	AC		1.00	1.00	1.00	35,000.00	35,000.00	98,000							

REVIEW DATE 05/09/2025 BY MLU Total Acres: 2.80 Total Land Value: 1,918 Market: 98,000 Agricultural: 1,918 Common: 0 PRINTED 07/30/2025 BY SYS