

LOT 34 (EX PBK 6/381 & EX
OR 1462/1108) CORNWALL SURVEY
S/D OF SEC 17-3N-24E PBK 0/31

JONES URSULA L/E/
27207 POND DRIVE
HILLIARD, FL 32046

2025

17-3N-24-2020-0034-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	03	DIST HI 100
Occupancy	00	NONE 100

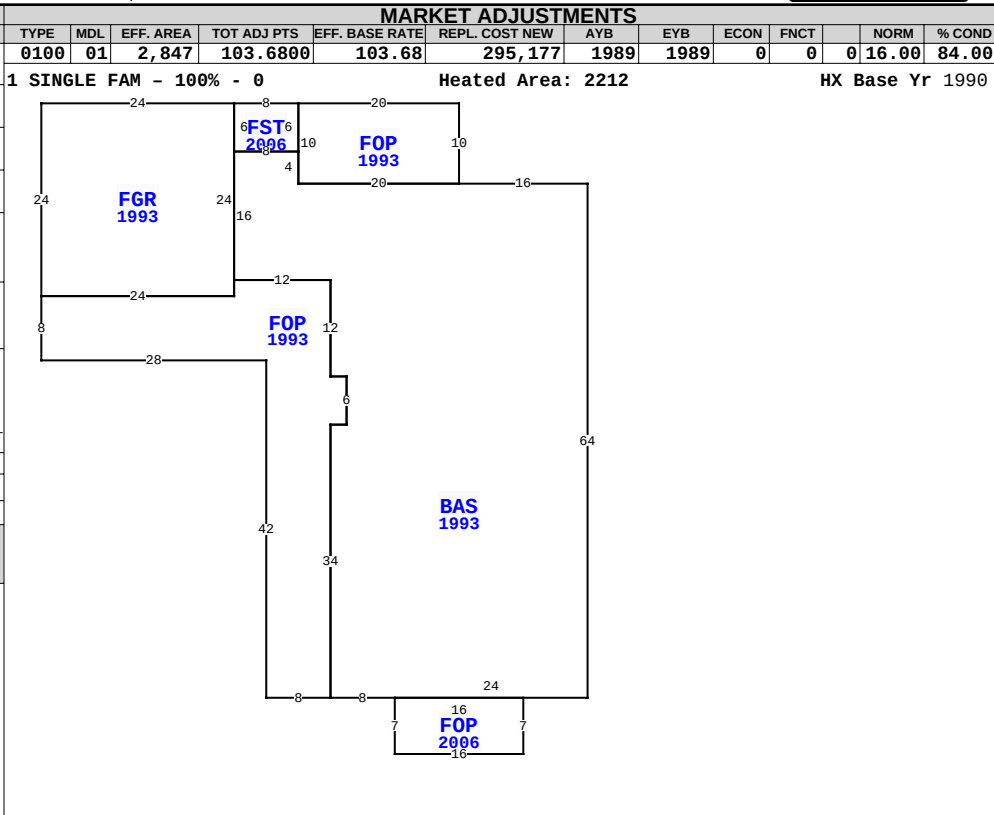
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,212	100	1993	2,212	192,646
FGR	576	55	1993	317	27,608
FOP	200	30	1993	60	5,226
FOP	660	30	1993	198	17,244
FOP	112	30	2006	34	2,961
FST	48	55	2006	26	2,265

TOTALS	3,808			2,847	247,949
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0812	CONCRETE C	0	100	0	0	1,048.00	SF	4.00
3	0350	CARPORT WD	0	100	19	10	190.00	SF	8.58
4	0681	POLE SHED	0	100	18	16	288.00	SF	11.25
5	0681	POLE SHED	0	100	24	16	384.00	SF	11.25
6	1123	CB 8"	0	100	0	0	170.00	SF	6.15

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0006	R-2	0.00	0.00	4.58



27207 POND DR, HILLIARD					BLD DATE					LGL DATE		05/12/2025	MLU
					XF DATE					LAND DATE			
					INC DATE					AG DATE			
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES			
1.00	UT	3,500.00	3,500.00	100	1989	1989	3	64	2,240				
1,048.00	SF	4.00	4.00	100	1989	1989	3	54.5	2,285				
190.00	SF	8.58	8.58	100	1990	1990	3	20	326				
288.00	SF	11.25	11.25	100	1998	1998	3	25	810				
384.00	SF	11.25	11.25	100	1996	1996	3	23	994				
170.00	SF	6.15	6.15	100	1992	1992	3	62	648				

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2 3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		353,113	
TOTAL MARKET OB/XF VALUE		7,303	
TOTAL LAND VALUE - MARKET		137,400	
TOTAL MARKET VALUE		497,816	
SOH/AGL Deduction		178,696	
ASSESSED VALUE		319,120	
TOTAL EXEMPTION VALUE		HX HB SX 100,722	
BASE TAXABLE VALUE		218,398	
TOTAL JUST VALUE		497,816	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		429,839	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
	NEW CONSTR	60,000	04/20/1989
87-778	REPAIR/RRF	8,000	06/23/1987

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2316/0509	11/04/2019	LE	U	I	11
GRANTOR: JONES URSULA					
GRANTEE: JONES TODD					
0977/0939	3/15/2001	WD	U	V	10
GRANTOR: JONES URSULA					
GRANTEE: CEDAR HAVEN HOME OW					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W16 FOP=[YR=1993] N10 W20 FST=[YR=2006] W8 FGR=[YR=1993] W24 S24 FOP=[YR=1993] S8 E28 S42 E8 N34 E2 N6 W2 N12 W12 S2 W24\$ E24 N24\$ S6 E8 N6\$ S10 E20\$ W20 N4 W8 S16 E12 S12 E2 S6 W2 S34 E8 FOP=[YR=2006] S7 E16 N7 W16\$ E24 N64 \$.									

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