



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 90
Exterior Wall	20	FACE BRICK 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LVT/LAMMT 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	3	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	5000	IMPROVED AG
MAP NUM		MKT AREA
		09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,017	100	2013	3,017	402,095
FCP	840	25	2013	210	27,988
FOP	76	30	2013	23	3,065
FOP	116	30	2013	35	4,664
FOP	312	30	2013	94	12,528
FSP	384	40	2013	154	20,524
FST	476	55	2013	262	34,918
STP	42	10	2013	4	533
STP	70	10	2013	7	932
TOTALS	5,333			3,806	507,250

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION
1	0940	SHEDS/PORT
2	0810	CONCRETE A
3	0812	CONCRETE C
4	0300	BOAT DCK W
5	0825	BRICK
6	0940	SHEDS/PORT
7	0681	POLE SHED
8	0500	FP-PRE FAB
9	0350	CARPORT WD

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	3,806	89.1000	140.78	535,809	2013	2013	0	0	5.33	94.67
1 SFR CUST - 100% - 2014											
Heated Area: 3017											
HX Base Yr 2014											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
05/21/2025 MLU 11/18/2024 KBA											

31675 KNIGHT RD, HILLIARD

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	507,250		
TOTAL MARKET OB/XF VALUE	21,793		
TOTAL LAND VALUE - MARKET	262,000		
TOTAL MARKET VALUE	579,613		
SOH/AGL Deduction	141,162		
ASSESSED VALUE	438,451		
TOTAL EXEMPTION VALUE	50,722		
BASE TAXABLE VALUE	387,729		
TOTAL JUST VALUE	791,043		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	747,199		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1413835	REPAIR/RRF	0	03/01/2014
M1217730	H/AC	0	11/01/2012
P1216170	NEW CONSTR	0	10/01/2012
B26248	NEW CONSTR	381,064	08/02/2012
B21072	AG BARN	0	02/01/2008

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1465/0695	12/13/2006	WD	Q	V	
GRANTOR: BEVILLE RICHARD E & B					
GRANTEE: MASON STEVEN V & RH					

BUILDING NOTES					

BUILDING DIMENSIONS					
BAS=[YR=2013] W12 FOP=[YR=2013] N13 U3 L8 S16 E8\$ W12 N6 W12 FSP=[YR=2013] N12 W7 STP=[YR=2013] N6 W7 S6 E7\$ W15 S12 E1 S6 E20 N6 E1\$ W1 S6 W20 N6 W28 S39 E22 S2 E2 FOP=[YR=2013] S8 E14 STP=[YR=2013] S4 W1 S2 E13 N2 W1 N4 W11\$ E25 N8 W39\$ E41 N8 E20 N27\$ PTR= E20 FOP=[YR=2013] E11 FCP=[YR=2013] N10 E30 FST=[YR=2013] E17 S28 W17 N28\$ S28 W30 N18\$ S8 W8 U8 L3 \$ W20\$.					

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	005000	C	AGRICULTURAL	100	0005	OR	0.00	0.00	1.00	AC	
2	005010	A	SERVICE ACRE	0		OR	0.00	0.00	3.00	AC	
3	006005	A	PASTURE - GR	0		OR	0.00	0.00	11.00	AC	
4	009910	M	MARKET VALUE	0		OR	0.00	0.00	14.00	AC	
TOTAL OB/XF 21,793											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	005000	C	AGRICULTURAL	100	0005	OR	0.00	0.00	1.00	AC	
2	005010	A	SERVICE ACRE	0		OR	0.00	0.00	3.00	AC	
3	006005	A	PASTURE - GR	0		OR	0.00	0.00	11.00	AC	
4	009910	M	MARKET VALUE	0		OR	0.00	0.00	14.00	AC	