



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

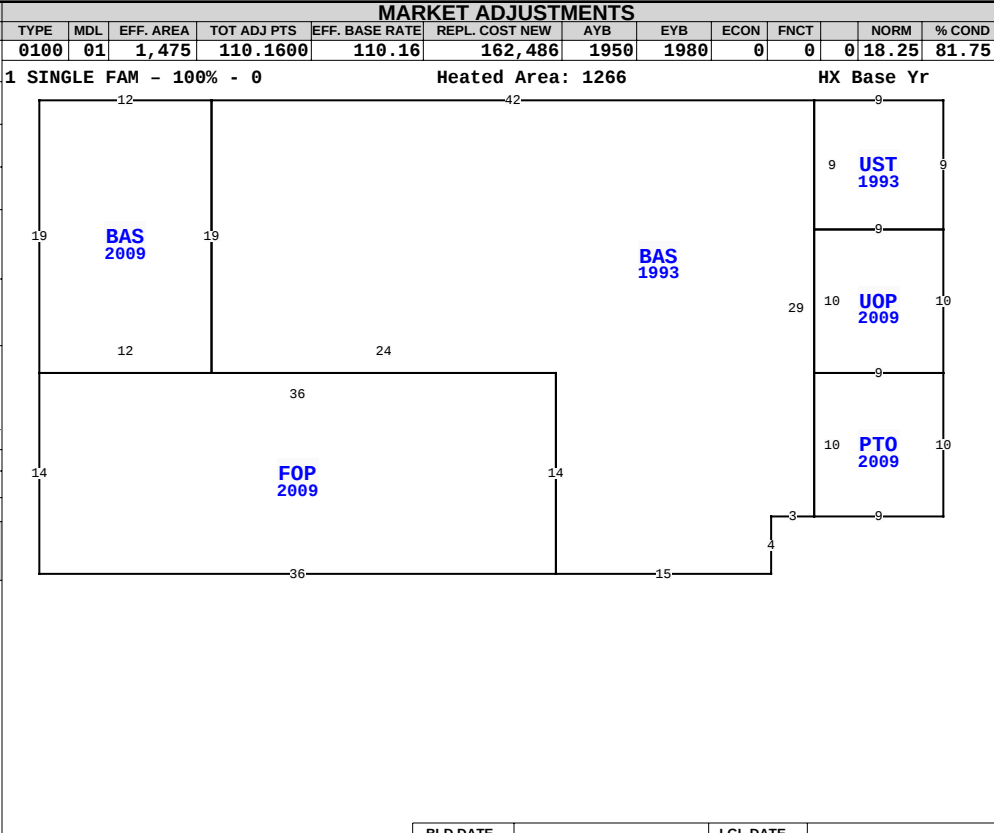
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,038	100	1993	1,038	93,478
BAS	228	100	2009	228	20,532
FOP	504	30	2009	151	13,598
PTO	90	5	2009	4	361
UOP	90	20	2009	18	1,621
UST	81	45	1993	36	3,242

TOTALS	2,031			1,475	132,832
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0681	POLE SHED	0 100	0	0	285.00	SF	15.00	15.00	100	1980
2	0510	GARAGE WD-	0 100	24	24	576.00	SF	35.00	35.00	100	2000
3	0940	SHEDS/PORT	0 100	22	9	198.00	SF	30.00	30.00	100	2005

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	000100	C	RES	100	0004	OR	0.00	0.00	0.86	AC	1.00



554339 US HWY 1, HILLIARD	BLD DATE	LGL DATE	05/21/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
15.00	100	1980	1980	3	20	855	
35.00	100	2000	2000	3	27	5,443	
30.00	100	2005	2005	3	22	1,307	

NASSAU COUNTY PROPERTY				PAGE 1 of 1	4
VALUATION SUMMARY				STANDARD	
VALUATION BY	Tax Group: 4			Tax Dist:	
BUILDING MARKET VALUE				132,832	
TOTAL MARKET OB/XF VALUE				7,605	
TOTAL LAND VALUE - MARKET				38,700	
TOTAL MARKET VALUE				179,137	
SOH/AGL Deduction				94,679	
ASSESSED VALUE				84,458	
TOTAL EXEMPTION VALUE	HX HB VX			55,722	
BASE TAXABLE VALUE				28,736	
TOTAL JUST VALUE				179,137	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				160,300	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0608/0818	9/27/1990	WD	Q	I		42,000	
GRANTOR: SEC OF VET AFFAIRS							
GRANTEE: ADAMS MARTY & E L							
0584/0841	11/29/1989	CT	U	I	14	38,500	
GRANTOR: CLERK OF COURT							
GRANTEE: VETERANS AFFAIRS							

BUILDING NOTES											

BUILDING DIMENSIONS											
UST=[YR=1993] W9 BAS=[YR=1993] W42 BAS=[YR=2009] W12 S19 FOP=[YR=2009] S14 E36 N14 W36\$ E12 N19\$ S19 E24 S14 E15 N4 E3 PTO=[YR=2009] E9 N10 UOP=[YR=2009] N10 W9 S10 E9\$ W9 S10\$ N29\$ S9 E9 N9\$.											