PT OF LOT 23 (S-13)
IN OR 2831/21
CORNWALL SURVEY

SMITH F A JR & DORIS A L/E/
PO BOX 518
HILLIARD, FL 32046-0518

2026

03-3N-24-2020-0023-0130

BUILDING CHARACTERISTICS

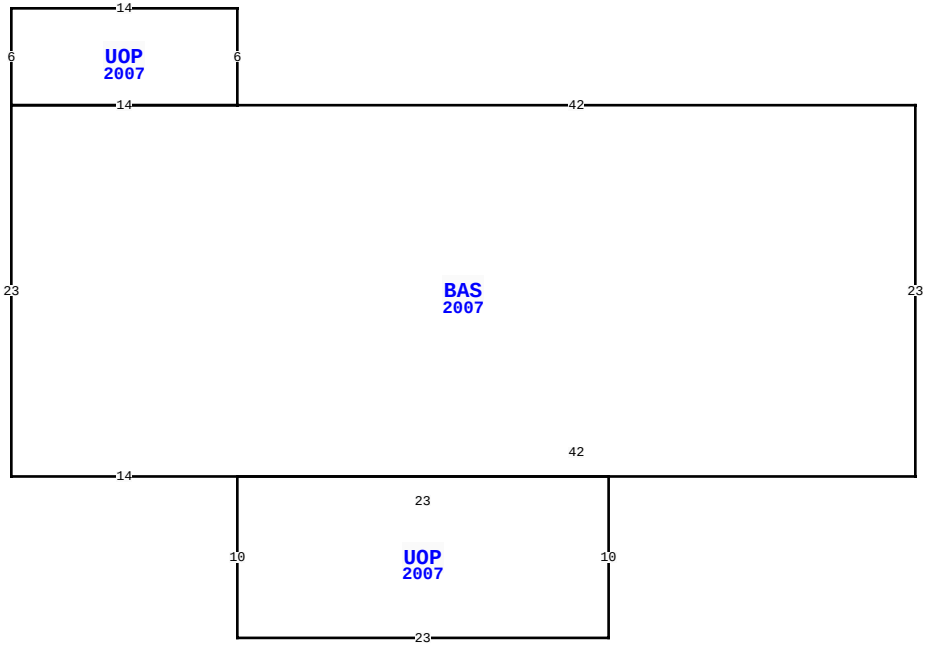
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 60
Interior Wall	04	PLYWOOD 40
Interior Floo	08	SHT VINYL 50
Interior Floo	11	CLAY TILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
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	1,288	100	2007	1,288	39,084
UOP	84	25	2007	21	637
UOP	230	25	2007	58	1,760
TOTALS	1,602			1,367	41,482

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,367	119.0000	101.15	138,272	1980	1980	0	0	0	70.00	30.00

1 M/H 93- 100% - 2015 Heated Area: 1288 HX Base Yr 2015



37397 OLD PINERIDGE RD, HILLIARD

BLD DATE	03/18/2008 JH	LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		41,482
TOTAL MARKET OB/XF VALUE		46,849
TOTAL LAND VALUE - MARKET		99,620
TOTAL MARKET VALUE		187,951
SOH/AGL Deduction		110,116
ASSESSED VALUE		77,835
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		26,424
TOTAL JUST VALUE		187,951
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		164,346

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24841	ADDITION	2,000	06/01/2011
R11934	CARPORT	900	06/01/2009
R11934	CARPORT	900	06/01/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2831/21	11/17/2025	QC	U	I	11	100
GRANTOR: SMITH F A JR & DORIS						
GRANTEE: SMITH JERRY A						
1519/0218	8/14/2007	WD	Q	I	01	10,000
GRANTOR: SMITH F A JR & DORIS						
GRANTEE: SMITH JERRY A & DEB						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2007] W42UOP=[YR=2007] N6W14S6E14$
W14S23E14UOP=[YR=2007] S10E23N10W23$ E42N23$.

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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1980	1980	3	42	840	
2	0860	POOL/SPA	0	100	0	0	1.00	UT	50,000.00	50,000.00	100	1981	1981	04	85	42,500	
3	0940	SHEDS/PORT	0	100	22	9	198.00	SF	30.00	30.00	100	1995	1995	3	20	1,188	
6	0350	CARPORT WD	0	100	24	24	576.00	SF	13.00	13.00	100	2009	2009	3	31	2,321	

LAND DESCRIPTION

TOTAL OB/XF 46,849

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	OR	0.00	0.00	2.93	AC		1.00	1.00	1.00	34,000.00	34,000.00	99,620							

REVIEW DATE 01/01/2023 BY CD Total Acres: 2.93 Total Land Value: 99,620 Market: 0 Agricultural: 0 Common: 99,620 PRINTED 07/09/2026 BY SYS