

PT OF GOVT LOTS 8 & 9 IN
SEC 4-1N-23E PT OR 2058/138
(EX OR 2399/1126)

JONES CATHERINE W TRUSTEE OF/CATHERINE W JONES TRU
2103 RESPITE LN
HILLIARD, FL 32046

2026

04-1N-23-0000-0002-0010



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS												NASSAU COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1 6											
																		VALUATION BY STANDARD											
																		Tax Group: 6 Tax Dist: 0											
																		BUILDING MARKET VALUE 17,181											
																		TOTAL MARKET OB/XF VALUE 432,938											
																		TOTAL LAND VALUE - MARKET 28,614											
																		TOTAL MARKET VALUE 3,218											
																		SOH/AGL Deduction 25,396											
																		ASSESSED VALUE 0											
																		TOTAL EXEMPTION VALUE 25,396											
																		BASE TAXABLE VALUE 450,119											
																		TOTAL JUST VALUE 0											
																		NCON VALUE 352,582											
																		INCOME VALUE											
																		PREVIOUS YEAR MKT VALUE											
DOR CODE 5902 HARDWOOD SI 60-69																													
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																													
EXTRA FEATURES																		2103 RESPITE LN, HILLIARD											
L N	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	0937	WELL	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2000	2000	3	100	6,000													
2	0681	POLE SHED	0	0	16	12	192.00	SF	11.25	11.25	100	2000	2000	3	26	562													
3	0940	SHEDS/PORT	0	0	16	12	192.00	SF	21.30	21.30	100	2000	2000	3	20	818													
4	0681	POLE SHED	0	0	24	14	336.00	SF	11.25	11.25	100	2005	2005	3	32	1,210													
5	0510	GARAGE WD-	0	0	30	16	480.00	SF	26.25	26.25	100	2005	2005	3	32	4,032													
6	0940	SHEDS/PORT	0	0	13	12	156.00	SF	22.50	22.50	100	2005	2005	3	21	737													
7	0510	GARAGE WD-	0	0	28	20	560.00	SF	26.25	26.25	100	2000	2000	3	26	3,822													
LAND DESCRIPTION																		TOTAL OB/XF 17,181											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV					
1	005600	A	TIMBER 3 N S	0	0007	OR	0.00	0.00	23.78	AC		1.00	1.00	1.00	395.00	395.00	9,393												
2	005902	A	HARDWOOD SI	0		OR	0.00	0.00	12.00	AC		1.00	1.00	1.00	170.00	170.00	2,040												
3	009910	M	MARKET VALUE	0		OR	0.00	0.00	35.78	AC		1.00	1.00	1.10	11,000.00	12,100.00	432,938												
REVIEW DATE 01/01/2023 BY CD Total Acres: 35.78 Total Land Value: 11,433 Market: 432,938 Agricultural: 11,433 Common: 0 PRINTED 07/09/2026 BY SYS																													