

LOT 4
DAVIS ACRES PBK 5/58
ESMT IN OR 2613-88

PICKARD VANCE R & MARTHA JEAN
37854 KINGS FERRY RD
HILLIARD, FL 32046

2026

04-3N-24-2300-0004-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	HARDIE BRD 80			
Exterior Wall	20	FACE BRICK 20			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	13	LVT/LAMNT 100			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		3.5 100			
Frame	02	WOOD FRAME 100			
Stories	1.5	1.5 100			
Units		0 100			
Quality	04	Quality Level 04			
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	2,674	100	2025	2,674	483,802
FGR	554	55	2025	305	55,183
FOP	217	30	2025	65	11,760
FOP	322	30	2025	97	17,550
FUS	296	100	2025	296	53,555
PTO	430	5	2025	22	3,980
STR	60	10	2025	6	1,085
TOTALS	4,553			3,465	626,916

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	3,465	109.1580	181.20	627,858	2024	2024	0	0	0.15	99.85

1 SFR CUST

100% - 2025

Heated Area: 2970

HX Base Yr 2025

Floor plan diagram showing various rooms and their market values for 2025. The diagram includes the following rooms and their values:

- PTO 2025: 20
- FGR 2025: 23
- FUS 2025: 13
- STR 2025: 11
- FOP 2025: 12
- BAS 2025: 42

The diagram also shows various dimensions and values for the rooms, such as 16, 4, 12, 8, 3, 6, 10, 18, 5, 10, 7, 21, 48, 12, 4, 31, 5, 3, 13, 7, 31, 7, 31, 13, 4, 11, 8, 4, 20, 24, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 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17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 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28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17, 4, 20, 23, 13, 20, 24, 4, 7, 11, 8, 4, 20, 28, 5, 10, 18, 3, 4, 3, 10, 12, 16, 4, 12, 20, 17,

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