

BLOCK 11 LOT PT OF 1
PT OR 881/1837
TOWN OF HILLIARD

GUYNN CLARA N EST
PO BOX 777
HILLIARD, FL 32046-0777

2026

08-3N-24-2380-0011-0018



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Ceiling	01	FIN.SUSPD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures	6	100
Frame	03	MASONRY 100
Story Height	8	100
RMS	6	100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	1200	STORE/OFFICE/RES

MAP NUM		MKT AREA	06
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NEIGHBORHOOD/LOC	6001.00
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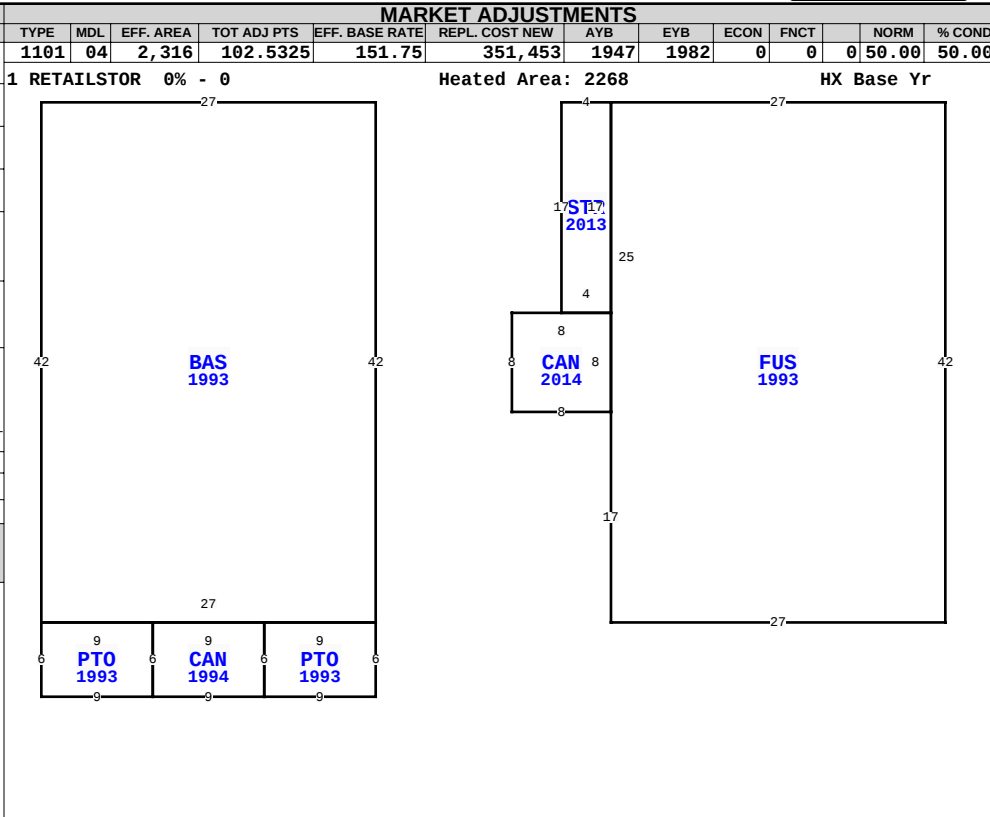
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,134	100	1993	1,134	86,043
CAN	54	30	1994	16	1,214
CAN	64	30	2014	19	1,442
FUS	1,134	100	1993	1,134	86,043
PTO	54	5	1993	3	228
PTO	54	5	1993	3	228
STR	68	10	2013	7	531

TOTALS	2,562			2,316	175,726
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0810	CONCRETE A	0	0	16	10		6.50	6.50
2	0446	BOX FNC 6'	0	0	0	0		20.00	20.00
3	0446	BOX FNC 6'	0	0	0	0		20.00	20.00
4	0978	SECURTY LT	0	0	0	0		450.00	450.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	001200	C	STORE COMB	0	0006	C-1	35.00	110.00	10,890.00

REVIEW DATE	07/09/2024	BY	KBA
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BLD DATE	06/23/2015	KK	LGL DATE	
XF DATE			LAND DATE	02/06/2026
INC DATE			AG DATE	DC

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	0810	CONCRETE A	0	0	16	10		6.50	6.50	100	1990	1990	3	54.5	567	
2	0446	BOX FNC 6'	0	0	0	0		20.00	20.00	100	1990	1990	3	20	156	
3	0446	BOX FNC 6'	0	0	0	0		20.00	20.00	100	2005	2005	3	21	67	
4	0978	SECURTY LT	0	0	0	0		450.00	450.00	100	2013	2013	3	81	729	

TOTAL OB/XF										1,519									
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
1	001200	C	STORE COMB	0	0006	C-1	35.00	110.00	10,890.00	SF		1.00	1.00	1.00	3.75	3.75	40,838		

Total Acres:	0.00	Total Land Value:	40,838	Market:	0	Agricultural:	0	Common:	40,838
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NASSAU COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE				175,726	
TOTAL MARKET OB/XF VALUE				1,519	
TOTAL LAND VALUE - MARKET				40,838	
TOTAL MARKET VALUE				218,083	
SOH/AGL Deduction				31,368	
ASSESSED VALUE				186,715	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				186,715	
TOTAL JUST VALUE				218,083	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				199,864	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20170207	REPAIR/RRF	0	12/11/2017

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0881/1837	5/06/1999	WD	Q	I		45,000	
GRANTOR: HILLIARD LODGE NO 208							
GRANTEE: GUYNN TROY L & CLAR							
0881/1837	5/06/1999	WD	Q	I		45,000	
GRANTOR: HILLIARD LODGE NO 208							
GRANTEE: GUYNN TROY L & CLAR							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W27 S42 PTO=[YR=1993] S6 E9 CAN=[YR=1994] E9 PTO=[YR=1993] E9 N6 W9 S6\$ N6 W9 S6\$ N6 W9\$ E27 N42\$ PTR=E15 STR=[YR=2013] E4 FUS=[YR=1993] E27 S42 W27 N17 CAN=[YR=2014] W8 N8 E8 S8\$ N25\$ S17 W4 N17\$ W15\$.									