BLOCK 20 E217.8 FT OF THE
N100 FT OF LOTS 3 & 4
IN OR 2187/1933

SLAYTON JOHNNY ARTHUR
85696 KIRKLAND RD
YULEE, FL 32097

2026

08-3N-24-2380-0020-0033

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	03	Quality Level 03

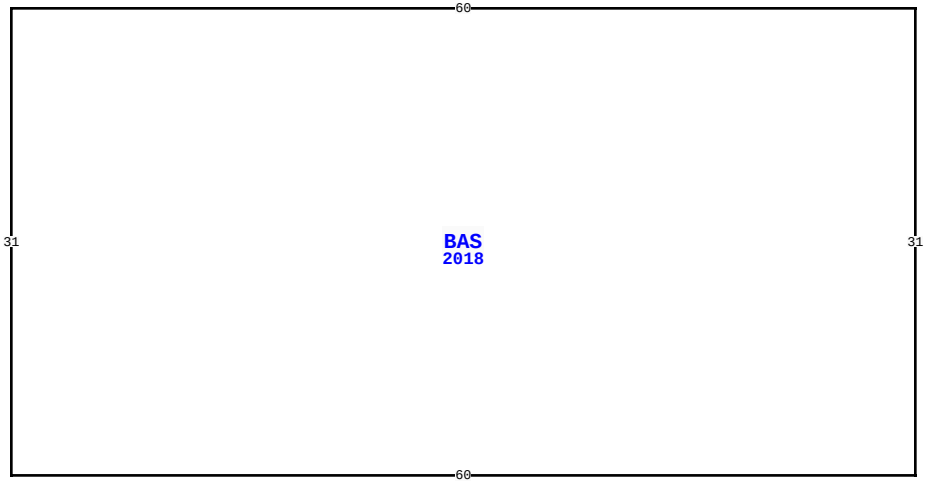
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 06
NEIGHBORHOOD/LOC 6001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,860	100	2018	1,860	164,487
TOTALS	1,860			1,860	164,487

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,860	115.6000	104.04	193,514	2018	2018	0	0	0	15.00	85.00

1 M/H 94+ 0% - 0 Heated Area: 1860 HX Base Yr



3759 W FIFTH ST, HILLIARD

BLD DATE		LGL DATE	05/11/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	164,487
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	34,500
TOTAL MARKET VALUE	198,987
SOH/AGL Deduction	17,653
ASSESSED VALUE	181,334
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	181,334
TOTAL JUST VALUE	198,987
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	199,488

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20180184	NEW CONSTR	0	08/30/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2187/1933	3/12/2018	WD	Q	V	01	38,000

GRANTOR: CONNER DEVELOPMENT GR
GRANTEE: SLAYTON JOHNNY ARTH

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2018] W60 S31 E60 N31$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0	0005	R-2	100.00	217.00	100.00	FF		1.00	1.00	1.00	345.00	345.00	34,500							

REVIEW DATE 02/28/2024 BY WWA Total Acres: 0.00 Total Land Value: 34,500 Market: 0 Agricultural: 0 Common: 34,500 PRINTED 07/09/2026 BY SYS