BLOCK 76 LOTS 3 4 5 & 6
IN OR 1518/1731
TOWN OF HILLIARD

HUNTER RICHARD
361770 PINE ST
HILLIARD, FL 32046

**2026**

**08-3N-24-2380-0076-0030**

## NASSAU COUNTY PROPERTY



## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 19 | COMMON BRK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 90 |
| Interior Wall | 04 | PLYWOOD 10 |
| Interior Floo | 12 | HARDWOOD 70 |
| Interior Floo | 11 | CLAY TILE 30 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 4 100 |
| Bathrooms | | 2 100 |
| Frame | 03 | MASONRY 100 |
| Stories | 1. | 1. 100 |
| Units | | 0 100 |
| BUD8 Adjustme | 03 | DIST HI 100 |
| Occupancy | 00 | NONE 100 |
| Quality | 06 | Quality Level 06 |

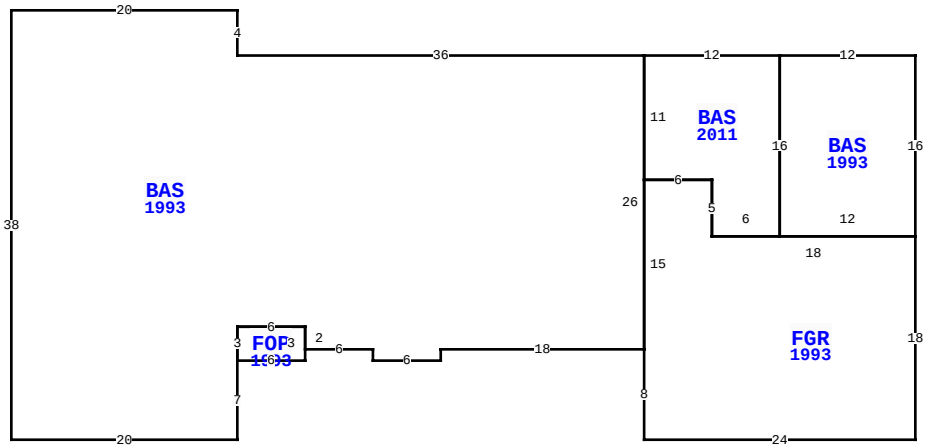
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 6001.00

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 192 | 100 | 1993 | 192 | 19,108 |
| BAS | 1,690 | 100 | 1993 | 1,690 | 168,190 |
| BAS | 162 | 100 | 2011 | 162 | 16,122 |
| FGR | 462 | 55 | 1993 | 254 | 25,278 |
| FOP | 18 | 30 | 1993 | 5 | 498 |
| TOTALS | 2,524 | | | 2,303 | 229,196 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,303 | 144.7068 | 151.94 | 349,918 | 1976 | 1976 | 0 | 0 | 0 | 34.50 | 65.50 |

1 SINGLE FAM 100% - 2008 Heated Area: 2044 HX Base Yr 2008




361770 PINE ST, HILLIARD

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

## VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 229,196 |
| TOTAL MARKET OB/XF VALUE | | 7,280 |
| TOTAL LAND VALUE - MARKET | | 144,900 |
| TOTAL MARKET VALUE | | 381,376 |
| SOH/AGL Deduction | | 220,061 |
| ASSESSED VALUE | | 161,315 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 109,904 |
| TOTAL JUST VALUE | | 381,376 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 372,872 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 20200102 | SWIM POOL | 0 | 05/05/2020 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1518/1731 | 8/13/2007 | WD | Q | I | 05 | 125,000 |
| GRANTOR: LASALLE BANK NATIONAL | | | | | | |
| GRANTEE: HUNTER RICHARD | | | | | | |
| 1493/2000 | 4/23/2007 | CT | U | I | 14 | 176,000 |
| GRANTOR: CLERK OF COURT | | | | | | |
| GRANTEE: LASALLE BANK NATION | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=1993] W12 BAS=[YR=2011] W12 BAS=[YR=1993] W36 N4 W20 S38 E20 N7 FOP=[YR=1993] E6 N3 W6 S3 $ N3 E6 S2 E6 S1 E6 N1 E18 FGR=[YR=1993] S8 E24 N18 W18 N5 W6 S15$ N26 $ S11 E6 S5 E6 N16 $ S16 E12 N16 $ .

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 2 | 0510 | GARAGE WD- | 0 | 100 | 20 | 32 | 640.00 | SF | 35.00 | 35.00 | 100 | 1992 | 1992 | 3 | 20 | 4,480 | |
| 3 | 0510 | GARAGE WD- | 0 | 100 | 31 | 11 | 320.00 | SF | 35.00 | 35.00 | 100 | 1999 | 1999 | 3 | 25 | 2,800 | |

## LAND DESCRIPTION

TOTAL OB/XF 7,280

| 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 | 0005 | R-3 | 420.00 | 420.00 | 420.00 | FF | | 1.00 | 1.00 | 1.00 | 345.00 | 345.00 | 144,900 | | | | | | | |

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 144,900 Market: 0 Agricultural: 0 Common: 144,900 PRINTED 07/09/2026 BY SYS