

PICKETT MARION LEE JR
37083 CYPRESS LN
HILLIARD, FL 32046

08-3N-24-2380-0083-0021

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY															
CONSTRUCTION										VALUATION SUMMARY										STANDARD															
ELEMENT		CD		15		CONC BLOCK 100		0100		01		1,058		96.4600		101.28		107,154		1952		1952		0		0		36.75		63.25					
Exterior Wall		03		GABLE/HIP 100		1		SINGLE FAM		100%		- 2023		Heated Area: 920		HX Base Yr 2023		Tax Group: 3		Tax Dist:		67,775		0		23,460		91,235							
Roof Cover		12		MODULAR MT 100		03		PLASTER 100		09		PINE WOOD 80		14		CARPET 20		01		NONE 100		02		CONVECTION 100		3 100		1 100		0 100					
Interior Wall		03		PLASTER 100		09		PINE WOOD 80		14		CARPET 20		01		NONE 100		02		CONVECTION 100		3 100		1 100		0 100		0 100		0 100					
Interior Floo		09		PINE WOOD 80		14		CARPET 20		01		NONE 100		02		CONVECTION 100		3 100		1 100		0 100		0 100		0 100		0 100		0 100					
Air Condition		01		NONE 100		02		CONVECTION 100		3 100		1 100		0 100		0 100		0 100		0 100		0 100		0 100		0 100		0 100		0 100					
Heating Type		02		CONVECTION 100		3 100		1 100		0 100		0 100		0 100		0 100		0 100		0 100		0 100		0 100		0 100		0 100		0 100					
Bedrooms		03		MASONRY 100		1. 100		0 100		03		DIST HI 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00					
Bathrooms		03		MASONRY 100		1. 100		0 100		03		DIST HI 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00					
Frame		03		MASONRY 100		1. 100		0 100		03		DIST HI 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00					
Stories		1.		1. 100		0 100		03		DIST HI 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00		0 100					
Units		03		DIST HI 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00					
BUD8 Adjustme		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00					
Occupancy		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00		NONE 100		00					
Quality		03		Quality Level 03		03		Quality Level 03		03		Quality Level 03		03		Quality Level 03		03		Quality Level 03		03		Quality Level 03		03		Quality Level 03		03					
DOR CODE		0100		SINGLE FAMILY		0100		SINGLE FAMILY		0100		SINGLE FAMILY		0100		SINGLE FAMILY		0100		SINGLE FAMILY		0100		SINGLE FAMILY		0100		SINGLE FAMILY		0100					
MAP NUM		06		MKT AREA		06		MKT AREA		06		MKT AREA		06		MKT AREA		06		MKT AREA		06		MKT AREA		06		MKT AREA		06					
NEIGHBORHOOD/LOC		6001.00		6001.00		6001.00		6001.00		6001.00		6001.00		6001.00		6001.00		6001.00		6001.00		6001.00		6001.00		6001.00		6001.00		6001.00					
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE		BAS		920		100		1993		920		58,935		FEP		168		80		1993		134		8,584	
BAS		920		100		1993		920		58,935		FEP		168		80		1993		134		8,584		UOP		20		20		1993		4		256	
FEP		168		80		1993		134		8,584		UOP		20		20		1993		4		256													
UOP		20		20		1993		4		256																									
TOTALS		1,108						1,058		67,775		37083 CYPRESS LN, HILLIARD		BLD DATE				LGL DATE		05/11/2026		MLU													
EXTRA FEATURES														XF DATE				LAND DATE																	
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					