

DEBOLT COREY A & LAUREN E
2515 SIKES DR
HILLIARD, FL 32046

2026



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																		
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																				
Exterior Wall		25	MOD METAL 100		0900	01	1,848	91.2000	126.77	234,271	2023	2023		0	0	1.00	99.00	STANDARD																				
Roof Structure		03	GABLE/HIP 100		1 SNGL FAM 100% - 2024										Heated Area: 1650 HX Base Yr 2024																							
Roof Cover		12	MODULAR MT 100		55 30 30 55 12 12 55 BAS 2024 FOP 2024														BUILDING MARKET VALUE										231,928									
Interior Wall		05	DRYWALL 100																TOTAL MARKET OB/XF VALUE										4,320									
Interior Floor		03	CONC FINSH 100																TOTAL LAND VALUE - MARKET										845,000									
Interior Floor		01	NONE 0																TOTAL MARKET VALUE										279,828									
Air Condition		03	CENTRAL 100																SOH/AGL Deduction										20,444									
Heating Type		04	AIR DUCTED 100																ASSESSED VALUE										259,384									
Bedrooms			3 100																TOTAL EXEMPTION VALUE										HX HB VX 56,411									
Bathrooms			2 100																BASE TAXABLE VALUE										202,973									
Frame		05	STEEL 100																TOTAL JUST VALUE										1,081,248									
Stories Units		1.	1. 100																NCON VALUE										0									
			0 100		INCOME VALUE																																	
					PREVIOUS YEAR MKT VALUE										723,958																							
Quality		02	Quality Level 02																																			
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	1,650	100	2024	1,650	207,079																																	
FOP	660	30	2024	198	24,849																																	
TOTALS		2,310			1,848	231,928																																
EXTRA FEATURES					2515 SIKES DR, HILLIARD																																	
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	0300	BOAT DCK W	0 100	45	8	360.00	SF	40.00	40.00	100	2004	2004	3	30	4,320																							
LAND DESCRIPTION																																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV														
1	005000	C	AGRICULTURAL	100		OR			2.50	AC		1.00	1.00	1.00	11,000.00	11,000.00	27,500																					
2	009530	C	POND	100		OR			1.40	AC		1.00	1.00	1.00	2,500.00	2,500.00	3,500																					
3	005902	A	HARDWOOD SI	0		OR	0.00	0.00	74.00	AC		1.00	1.00	1.00	170.00	170.00	12,580																					
4	009910	M	MARKET VALUE	0		OR	0.00	0.00	74.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	814,000																					
REVIEW DATE		01/05/2024		BY	WW	Total Acres: 77.90		Total Land Value: 43,580				Market: 814,000				Agricultural: 12,580		Common: 31,000		PRINTED 07/09/2026 BY SYS																		