S'LY 80FT OF LOTS 1 & 2
PT OR 1969/1197
POINSETTA PARK PB 3/68

B Y FRANKLIN INC
551876 U.S. HWY 1 STE 114
HILLIARD, FL 32046

2026

09-3N-24-2480-0001-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05

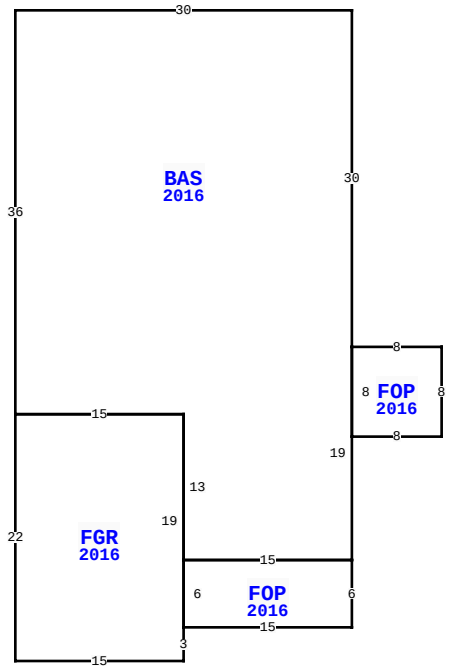
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 6001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,275	100	2016	1,275	156,880
FGR	330	55	2016	182	22,394
FOP	64	30	2016	19	2,338
FOP	90	30	2016	27	3,322
TOTALS	1,759			1,503	184,934

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,503	125.6640	131.95	198,321	2016	2016	0	0	0	6.75	93.25

1 SINGLE FAM 0% - 0 Heated Area: 1275 HX Base Yr



37186 MILL ST, HILLIARD

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	184,934
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	27,600
TOTAL MARKET VALUE	212,534
SOH/AGL Deduction	0
ASSESSED VALUE	212,534
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	212,534
TOTAL JUST VALUE	212,534
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	212,760

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20210043	MANUF. SHED	0	03/10/2021
20160063	NEW CONSTR	0	05/11/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1969/1197	3/19/2015	WD	Q	I	05	30,000
GRANTOR: WEST LAWRENCE W JR &						
GRANTEE: B Y FRANKLIN INC						
1714/0161	12/08/2010	WD	Q	I	05	30,000
GRANTOR: PRESTWOOD ROY VANCE J						
GRANTEE: WEST LAWRENCE W JR						

BUILDING NOTES

BUILDING DIMENSIONS

FOP=[YR=2016] W8 BAS=[YR=2016] N30 W30 S36 FGR=[YR=2016] S22 E15 N3 FOP=[YR=2016] E15 N6 W15 S6$ N19 W15$ E15 S13 E15 N19$ S8 E8 N8$.

EXTRA FEATURES

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	0006	R-2	80.00	120.00	80.00	FF		1.00	1.00	1.00	345.00	345.00	27,600							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 27,600 Market: 0 Agricultural: 0 Common: 27,600 PRINTED 07/09/2026 BY SYS