

PT OF SW1/4
PAR 9-1 9-2 & S-1 OF LOT 20 &
S-4 OF LOT 13 CORNWALL SURVEY

ROGERS FRANKLIN B & LINDA L
17263 MCINTOSH ROAD
HILLIARD, FL 32046

2026

10-3N-23-0000-0009-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	09
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NEIGHBORHOOD/LOC	9001.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100	1993	1,560	122,366
FOP	160	30	1993	48	3,765
FSP	144	40	1993	58	4,549
UDG	640	55	1993	352	27,611
UST	168	45	1993	76	5,961
UST	120	45	2013	54	4,236

TOTALS	2,792			2,148	168,489
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0510	GARAGE WD-	0	100	0	0	597.00	SF	24.85
2	0940	SHEDS/PORT	0	100	20	6	120.00	SF	30.00
3	0510	GARAGE WD-	0	100	40	25	1,000.00	SF	35.00
4	0940	SHEDS/PORT	0	100	8	6	48.00	SF	30.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0005	OR	0.00	0.00	2.06

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	2,148	97.0200	101.87	218,817	1974	1979	0	0	0	23.00	77.00	
1 SINGLE FAM 100% - 2001 Heated Area: 1560 HX Base Yr 2001													
BLD DATE: 05/12/2026 MLU													

TOTAL OB/XF 21,603													
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0510	GARAGE WD-	0	100	0	0	597.00	SF	24.85	24.85	100	1950	1950
2	0940	SHEDS/PORT	0	100	20	6	120.00	SF	30.00	30.00	100	2009	2009
3	0510	GARAGE WD-	0	100	40	25	1,000.00	SF	35.00	35.00	100	2009	2009
4	0940	SHEDS/PORT	0	100	8	6	48.00	SF	30.00	30.00	100	2013	2013

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 4
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		168,489	
TOTAL MARKET OB/XF VALUE		21,603	
TOTAL LAND VALUE - MARKET		70,040	
TOTAL MARKET VALUE		260,132	
SOH/AGL Deduction		122,567	
ASSESSED VALUE		137,565	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		86,154	
TOTAL JUST VALUE		260,132	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		256,828	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22013083	REPAIR/RRF	9,800	08/25/2022
B24415	ADDITION	2,109	03/01/2011

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0941/0306	7/18/2000	WD U	I			80,000	
GRANTOR: POWERS MELBA							
GRANTEE: ROGERS FRANKLIN & L							
0822/1191	2/17/1998	WD U	V			750	
GRANTOR: SUTTON GRADY SR & JAC							
GRANTEE: POWERS MELBA E							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W10 FSP=[YR=1993] N12 W12 UST=[YR=1993] W14 S12 E14 N12 \$ S12 E12 \$ W42 S30 E20 FOP=[YR=1993] S8 E20 N8 W20 \$ E32 N30 \$ PTR= E15 UDG=[YR=1993] E32 UST=[YR=2013] E6 S20 W6 N20\$ S20 W32 N20 \$ W15 \$.									