



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	PAGE 1 of 2 3														
Exterior Wall	25	MOD METAL 90	4807	06	15,262	100.2240	47.61	726,624	2019	2019	0	0	0	22.00	78.00	VALUATION SUMMARY													
Exterior Wall	28	GLASS THRM 10	1 PREFAB MTL 0% - 2023												Heated Area: 8960														
Roof Structure	10	STEEL FRME 100	HX Base Yr																										
Roof Cover	12	MODULAR MT 100																											
Interior Wall	05	DRYWALL 100																											
Interior Floor	07	CORK/VTILE 50																											
Interior Floor	14	CARPET 50																											
Ceiling	01	FIN.SUSPD 100																											
Air Condition	03	CENTRAL 100																											
Heating Type	04	AIR DUCTED 100																											
Plumbing	11	100																											
Frame	05	STEEL 100																											
Story Height	9	100																											
RMS	15	100																											
Stories	2.	2. 100																											
Class	00	. 100																											
Units	0	100																											
Occupancy	00	NONE 100																											
Quality	03	Quality Level 03																											
DOR CODE	1800	MULTI STORY OFFICE																											
MAP NUM		MKT AREA	06																										
NEIGHBORHOOD/LOC	6002.00																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAS	3,840	100	2019	3,840	142,601																								
CAN	100	30	2019	30	1,114																								
GOF	2,560	210	2019	5,376	199,642																								
GOF	2,560	210	2019	5,376	199,642																								
UCP	1,600	40	2019	640	23,767																								
TOTALS	10,660			15,262	566,767																								
EXTRA FEATURES						37387 HENRY SMITH RD, 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	0803	ASPHALT C	0	0	0	0	28,516.00	SF	2.00	2.00	100	2019	2019	3	80	45,626													
2	0424	CL FNC 6'	0	0	0	0	765.00	LF	20.00	20.00	100	2019	2019	3	92	14,076													
3	0092	AUTO GATE	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2019	2019	3	78	2,730													
4	0464	FNC GT 10'	0	0	0	0	2.00	UT	350.00	350.00	100	2019	2019	3	92	644													
5	0972	ST LGHT UN	0	0	0	0	2.00	UT	2,530.00	2,530.00	100	2019	2019	3	92	4,655													
6	0975	ST LT/ARM	0	0	0	0	2.00	UT	500.00	500.00	100	2019	2019	3	92	920													
7	0400	CONC CURB	0	0	0	0	628.00	LF	15.00	15.00	100	2019	2019	3	98	9,232													
8	0978	SECURTY LT	0	0	0	0	2.00	UT	450.00	450.00	100	2019	2019	3	92	828													
9	0810	CONCRETE A	0	0	0	0	616.00	SF	6.50	6.50	100	2019	2019	3	97	3,884													
10	0098	AWNING MTL	0	0	24	4	96.00	SF	13.00	13.00	100	2019	2019	3	78	973													
LAND DESCRIPTION						TOTAL OB/XF 83,568																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV					
1	001700	C	1STORY OFF	0		M-1	0.00	0.00	65,340.00	SF		1.00	1.00	1.00	4.00	4.00	261,360												
REVIEW DATE 01/01/2023 BY CD Total Acres: 1.50 Total Land Value: 261,360 Market: 0 Agricultural: 0 Common: 261,360 PRINTED 07/09/2026 BY SYS																													

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ELEMENT		CD	CONSTRUCTION					TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY											
																					VALUATION BY					STANDARD						
																						Tax Group: 3					Tax Dist:					
																						BUILDING MARKET VALUE					566,767					
																						TOTAL MARKET OB/XF VALUE					87,112					
																						TOTAL LAND VALUE - MARKET					261,360					
																						TOTAL MARKET VALUE					915,239					
																						SOH/AGL Deduction					114,326					
																						ASSESSED VALUE					800,913					
																						TOTAL EXEMPTION VALUE					0					
																						BASE TAXABLE VALUE					800,913					
																						TOTAL JUST VALUE					915,239					
																						NCON VALUE					0					
																						INCOME VALUE										
																						PREVIOUS YEAR MKT VALUE					728,103					