PT S1/2 OF NE1/4 OF SE1/4
IN OR 2857/1088 AS TO PAR 3
LESS RR IN OR 45/668

HENRY SMITH HOLDINGS LLC
37387 HENRY SMITH RD
HILLIARD, FL 32046

2026

16-3N-24-0000-0024-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

HENRY SMITH RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	02/04/2026 DC
INC DATE		AG DATE	10/22/2025 KBA

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	166,616
TOTAL MARKET VALUE	2,703
SOH/AGL Deduction	0
ASSESSED VALUE	2,703
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	2,703
TOTAL JUST VALUE	166,616
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	166,616

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2857/1088	3/19/2026	SW	U	V	37	375,000
GRANTOR: AXIS MANAGEMENT INC						
GRANTEE: HENRY SMITH HOLDING						
2297/0569	8/01/2019	WD	Q	V	01	110,000
GRANTOR: WALKER RICHARD E & KE						
GRANTEE: AXIS MANAGEMENT INC						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	005500	A	TIMBER 2 N S	0	0006	M-1	0.00	0.00	5.10	AC		1.00	1.00	1.00	530.00	530.00	2,703							
2	009910	M	MARKET VALUE	0		M-1	0.00	0.00	222,155.00	SF		1.00	1.00	0.25	3.00	0.75	166,616							

REVIEW DATE 01/19/2024 BY WWA Total Acres: 5.10 Total Land Value: 2,703 Market: 166,616 Agricultural: 2,703 Common: 0 PRINTED 07/09/2026 BY SYS