LOT 5
IN OR 1357/968
SOUTHERN GLEN PB 6/388

LANGLOIS CHARLES R
37067 SOUTHERN GLEN WAY
HILLIARD, FL 32046

2026

16-3N-24-1985-0005-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05

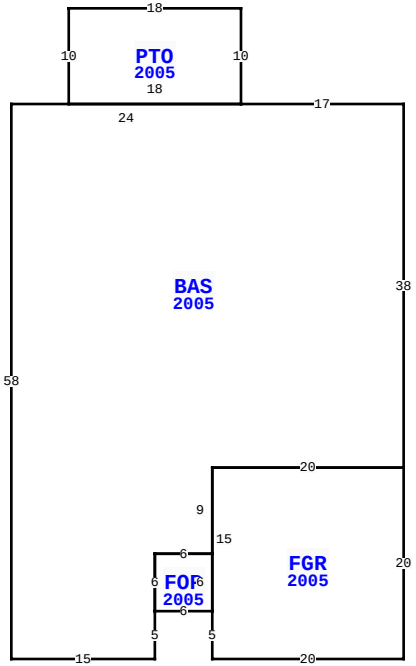
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 6003.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,912	100	2005	1,912	208,406
FGR	400	55	2005	220	23,980
FOP	36	30	2005	11	1,199
PTO	180	5	2005	9	981
TOTALS	2,528			2,152	234,566

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,152	115.3460	121.11	260,629	2005	2005	0	0	0	10.00	90.00

1 SINGLE FAM 100% - 2006 Heated Area: 1912 HX Base Yr 2006



37067 SOUTHERN GLEN WAY, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2026 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		234,566
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		28,000
TOTAL MARKET VALUE		262,566
SOH/AGL Deduction		129,043
ASSESSED VALUE		133,523
TOTAL EXEMPTION VALUE	HX HB WR	56,411
BASE TAXABLE VALUE		77,112
TOTAL JUST VALUE		262,566
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		267,861

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20170197	REPAIR/RRF	0	11/08/2017
0330	NEW CONSTR	0	04/15/2005
0331	NEW CONSTR	0	04/15/2005
0332	MECH OTHER	0	04/15/2005
0333	OTHER	0	04/15/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1357/0968	10/10/2005	WD	Q	I		132,200
GRANTOR: MARONDA HOMES INC						
GRANTEE: LANGLOIS CHARLES R						
1245/1901	7/15/2004	WD	U	V	19	90,000
GRANTOR: SOUTHERN GLEN LLC						
GRANTEE: MARONDA HOMES INC O						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W17 PTO=[YR=2005] N10 W18 S10 E18$ W24 S58 E15 N5 FOP=[YR=2005] E6 FGR=[YR=2005] S5 E20 N20 W20 S15$ N6 W6 S6$ N6 E6 N9 E20 N38$.

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	000100	C	RES	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 07/09/2026 BY SYS