

KANE CHARLES JAY & SALLY J
36261 SLASH COURT
HILLIARD, FL 32046

23-3N-24-3300-0062-0000

NASSAU COUNTY PROPERTY					
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VALUATION SUMMARY					
VALUATION BY			STANDARD		
Tax Group: 4			Tax Dist:		
BUILDING MARKET VALUE			485,608		
TOTAL MARKET OB/XF VALUE			4,650		
TOTAL LAND VALUE - MARKET			62,000		
TOTAL MARKET VALUE			552,258		
SOH/AGL Deduction			271,322		
ASSESSED VALUE			280,936		
TOTAL EXEMPTION VALUE	HX HB	51,411			
BASE TAXABLE VALUE			229,525		
TOTAL JUST VALUE			552,258		
NCON VALUE			0		
INCOME VALUE					
PREVIOUS YEAR MKT VALUE			529,039		
PERMIT NUM DESCRIPTION AMT ISSUED					
230004900	CO ISSUED		04/17/2023		
22008713	NEW CONSTR	478,186	06/07/2022		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U I V I RSN CD	SALE PRICE	
2680/1222	11/16/2023	SW Q	I I 01	649,900	
GRANTOR : LGI HOMES-FLORIDA LLC					
GRANTEE : KANE CHARLES JAY &					
BUILDING NOTES					
BUILDING DIMENSIONS					
BAS=[YR=2023;ORIG=110,10] W26 W1 S8 W16 N8 W36 S40 E7 S11 E15 E2 N6 E6 S4 E13 N3 E5 N20 E23 E8 N26 \$ FOP=[YR=2023;ORIG=84,4] W17 S6 S8 E16 N8 E1 N6 \$ FOP=[YR=2023;ORIG=74,59] S7 W12 S2 W9 N7 E2 N6 E6 S4 E13 \$ FGR=[YR=2023;ORIG=102,36] W23 S20 S10 E4 S2 E12 N2 E5 N11 E2 N19 \$.					