

PT OF SEC 23-3N-24E &
SEC 24-3N-24E IN OR 2113/1596
(EX UTIL ESMT IN OR 2275/1484)

CRUMP KEVIN T & DANNA E
P O BOX 1337
YULEE, FL 32041

2026

24-3N-24-0000-0001-0020



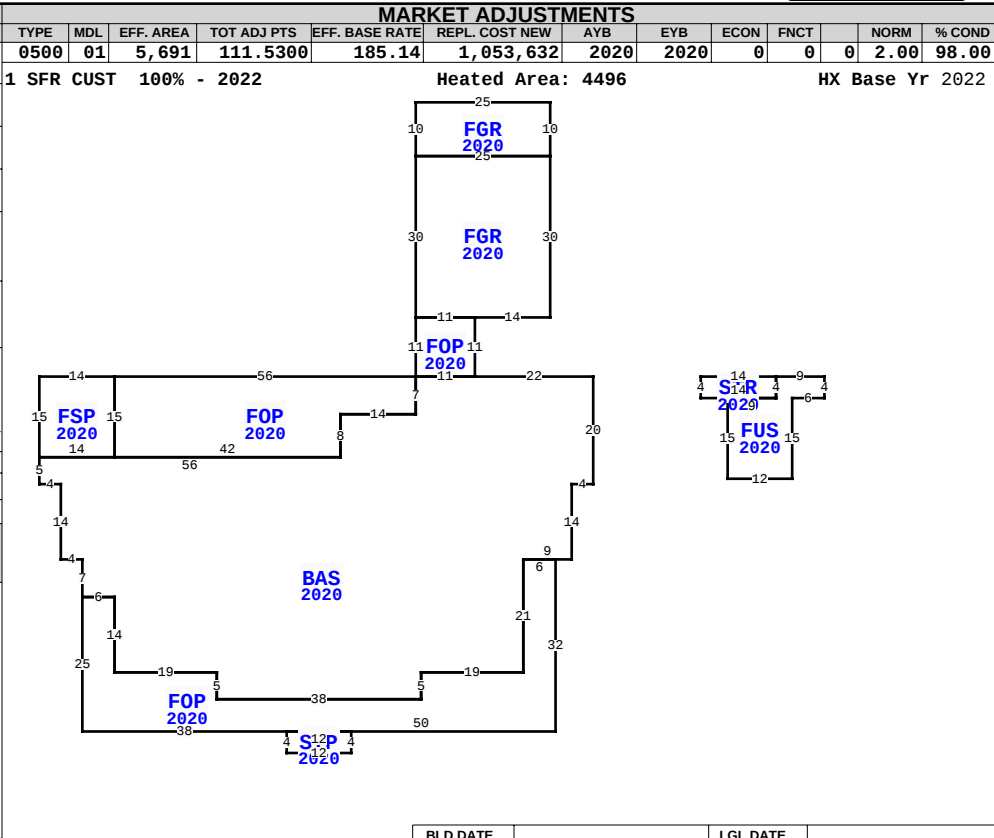
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	4,280	100	2020	4,280	776,551
FGR	250	55	2020	138	25,038
FGR	750	55	2020	412	74,752
FOP	121	30	2020	36	6,532
FOP	728	30	2020	218	39,554
FOP	988	30	2020	296	53,705
FSP	210	40	2020	84	15,241
FUS	216	100	2020	216	39,190
STP	48	10	2020	5	907
STR	56	10	2020	6	1,089
TOTALS	7,647			5,691	1,032,559

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0504	FP-ELECTRI	0	100	0	0	2.00	UT	2,000.00
2	0600	SUMMER KIT	0	100	0	0	1.00	UT	5,000.00
3	0860	POOL/SPA	0	100	0	0	1.00	UT	50,000.00

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		OR	0.00	0.00	5.00



BLD DATE		LGL DATE		05/12/2026		MLU	
XF DATE		LAND DATE					
INC DATE		AG DATE					

37146 MIZELL TRACT 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	0504	FP-ELECTRI	0	100	0	0	2.00	UT	2,000.00	2,000.00	100	2020	2020	3	98	3,920	
2	0600	SUMMER KIT	0	100	0	0	1.00	UT	5,000.00	5,000.00	100	2020	2020	3	82	4,100	
3	0860	POOL/SPA	0	100	0	0	1.00	UT	50,000.00	50,000.00	100	2020	2020	04	95	47,500	

TOTAL OB/XF										55,520							
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
1	000100	C	RES	100		OR	0.00	0.00	5.00	AC		1.00	1.00	1.00	21,000.00	21,000.00	105,000

NASSAU COUNTY PROPERTY		PAGE 1 of 2	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		1,040,675	
TOTAL MARKET OB/XF VALUE		55,520	
TOTAL LAND VALUE - MARKET		105,000	
TOTAL MARKET VALUE		1,201,195	
SOH/AGL Deduction		144,331	
ASSESSED VALUE		1,056,864	
TOTAL EXEMPTION VALUE		HX HB	51,411
BASE TAXABLE VALUE		1,005,453	
TOTAL JUST VALUE		1,201,195	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,164,303	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000463	CO ISSUED	0	01/16/2020
19012981	SWIM POOL	50,000	12/26/2019
17005732	NEW CONSTR	579,857	09/18/2017

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2113/1596	4/14/2017	WD	U	V	11	100	
GRANTOR: HOLLOW MAGNOLIA LLC							
GRANTEE: CRUMP KEVIN T & DAN							

BUILDING NOTES									
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BUILDING DIMENSIONS

BAS=[YR=2020] W22 FOP=[YR=2020] N11 FGR=[YR=2020] E14 N30
FGR=[YR=2020] N10 W25 S10 E25\$ W25 S30 E11\$ W11 S11 E11\$ W11
FOP=[YR=2020] W56 FSP=[YR=2020] W14 S15 E14 N15\$ S15 E42 N8
E14 N7\$ S7 W14 S8 W56 S5 E4 S14 E4 S7 FOP=[YR=2020] S25 E38
STP=[YR=2020] S4 E12 N4 W12\$ E50 N32 W6 S21 W19 S5 W38 N5 W19
N14 W6\$ E6 S14 E19 S5 E38 N5 E19 N21 E9 N14 E4 N20\$ PTR=E20
STR=[YR=2020] E14 FUS=[YR=2020] E9 S4 W6 S15 W12 N15 E9 N4\$
S4 W14 N4\$ W20\$.

[illegible]