

JACKSON DONALD & DANA L/E/
31721 CR 121
HILLIARD, FL 32046

37-3N-23-0000-0001-0480

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMNT CD CONSTRUCTION										TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND										VALUATION SUMMARY									
Exterior Wall 03 MOD METAL 100										6500 01 1,770 46.0000 17.94 31,754 2006 2006 0 0 0 28.00 72.00										VALUATION BY STANDARD									
Roof Structur 03 GABLE/HIP 100										1 GARAGE RES 100% - 2008 Heated Area: 1500 HX Base Yr 2008										Tax Group: 4 Tax Dist:									
Roof Cover 12 MODULAR MT 100																				BUILDING MARKET VALUE 399,320									
Interior Wall 07 NONE 100																				TOTAL MARKET OB/XF VALUE 3,115									
Interior Floo 03 CONC FINSH 100																				TOTAL LAND VALUE - MARKET 180,120									
Air Condition 01 NONE 100																				TOTAL MARKET VALUE 582,555									
Heating Type 01 NONE 100																				SOH/AGL Deduction 303,435									
Bedrooms 0 100																				ASSESSED VALUE 279,120									
Bathrooms 0 100																				TOTAL EXEMPTION VALUE HX HB 51,411									
Frame 02 WOOD FRAME 100																				BASE TAXABLE VALUE 227,709									
Stories 1. 1. 100																				TOTAL JUST VALUE 582,555									
Units 0 100																				NCON VALUE 0									
Occupancy 00 NONE 100																				INCOME VALUE									
																				PREVIOUS YEAR MKT VALUE 574,656									
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 1,500 100 2006 1,500 19,375																													
FCP 600 25 2006 150 1,938																													
UCP 600 20 2012 120 1,550																													
TOTALS 2,700 1,770 22,863																													
EXTRA FEATURES										31721 CR 121, 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										BLD DATE 03/03/2023 NW LGL DATE 05/12/2026 MLU										OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE									
1 0500 FP-PRE FAB 0 100 0 0 1.00 UT 3,500.00 3,500.00 100 2007 2007 3 89 3,115																				2715/1361 6/03/2024 LE U I 11 100									
																				GRANTOR: JACKSON DONALD & DANA									
																				GRANTEE: BURTON JENNIFER									
																				1308/0226 4/08/2005 WD Q V 85,250									
																				GRANTOR: GUYNN JOHN F & EVELYN									
																				GRANTEE: JACKSON DONALD & DA									
LAND DESCRIPTION										TOTAL OB/XF 3,115										BUILDING NOTES									
L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T 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 0004 OR 0.00 0.00 9.48 AC 1.00 1.00 1.00 19,000.00 19,000.00 180,120																													
REVIEW DATE 01/01/2023 BY CD										Total Acres: 9.48 Total Land Value: 180,120 Market: 0 Agricultural: 0 Common: 180,120										PRINTED 07/09/2026 BY SYS									

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
CONSTRUCTION										VALUATION SUMMARY										PAGE 2 of 2											
ELEMENT		CD		20		FACE BRICK 100		0900		01		2,874		108.9460		151.43		435,210		2007		2007		0		0		13.50		86.50	
Exterior Wall		03		GABLE/HIP 100		2 SNGL FAM		100% - 2008		Heated Area: 2160		HX Base Yr 2008																			
Roof Structur		03		COMP SHNGL 100																											
Roof Cover		05		DRYWALL 100																											
Interior Wall		11		CLAY TILE 100																											
Interior Floo		04		CENTRAL 100																											
Air Condition		04		AIR DUCTED 100																											
Heating Type		3		100																											
Bedrooms		2.5		100																											
Bathrooms		02		WOOD FRAME 100																											
Frame		1.		1. 100																											
Stories		0		100																											
Units		00		NONE 100																											
Occupancy																															