



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 90
Exterior Wall	07	ASB SHNGLE 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 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	1.5	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	5000	IMPROVED AG

MAP NUM		MKT AREA	05
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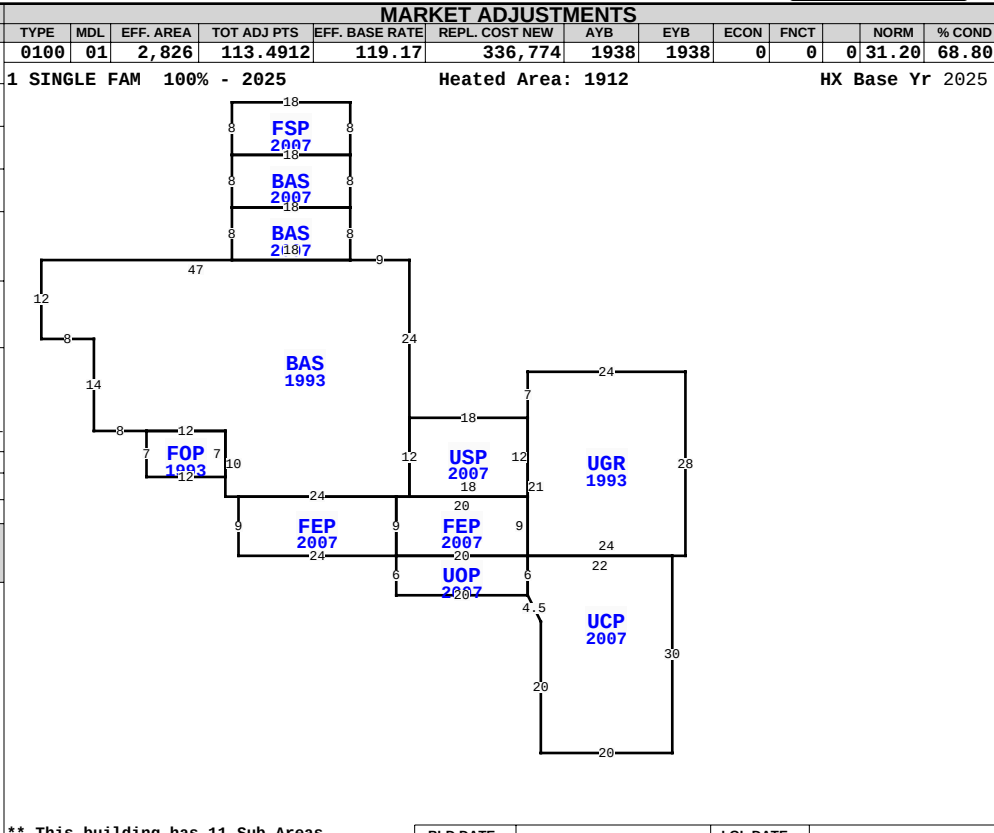
NEIGHBORHOOD/LOC	5001.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,624	100	1993	1,624	133,150
BAS	144	100	2007	144	11,806
BAS	144	100	2007	144	11,806
FEP	180	80	2007	144	11,806
FEP	216	80	2007	173	14,184
FOP	84	30	1993	25	2,050
FSP	144	40	2007	58	4,755
UCP	616	20	2007	123	10,085
UGR	672	45	1993	302	24,760
UOP	120	20	2007	24	1,968
TOTALS	4,160			2,826	231,701

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION

EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0681	POLE SHED	0	100	24	44	
3	0681	POLE SHED	0	100	30	40	
4	0681	POLE SHED	0	100	20	27	
5	0940	SHEDS/PORT	0	100	14	20	
6	0681	POLE SHED	0	100	35	12	
7	0681	POLE SHED	0	100	22	12	

LAND DESCRIPTION		
L N	USE CODE	CLS
1	005000	C
2	006000	A
3	009910	M



57292 MAYFAIR TRL, HILLIARD	BLD DATE	LGL DATE	05/08/2026	MLU
	XF DATE	LAND DATE	03/28/2025	KBA
	INC DATE	AG DATE		

TOTAL OB/XF																14,993
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
1	005000	C	AGRICULTURAL	100		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	25,000.00	25,000.00
2	006000	A	PASTURE - HA	0		OR	0.00	0.00	9.01	AC		1.00	1.00	1.00	370.00	370.00
3	009910	M	MARKET VALUE	0		OR	0.00	0.00	9.01	AC		1.00	1.00	1.00	20,000.00	20,000.00

NASSAU COUNTY PROPERTY				PAGE 1 of 1	4
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		TOTAL MARKET OB/XF VALUE		231,701	
TOTAL LAND VALUE - MARKET		TOTAL MARKET VALUE		205,200	
SOH/AGL Deduction		TOTAL MARKET VALUE		275,028	
ASSESSED VALUE		TOTAL EXEMPTION VALUE		51,411	
TOTAL EXEMPTION VALUE		BASE TAXABLE VALUE		223,617	
TOTAL JUST VALUE		NCON VALUE		451,894	
INCOME VALUE		PREVIOUS YEAR MKT VALUE		479,601	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20010096	REPAIR/RRF	35,000	10/22/2020

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2695/1717	2/23/2024	QC	U	I	11
GRANTOR: VANZANT LARRY D					
GRANTEE: VANZANT LARRY DEAN					
2008/1863	10/08/2015	QC	U	I	11
GRANTOR: VANZANT HUBERT					
GRANTEE: VANZANT LARRY D					

BUILDING NOTES															
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BUILDING DIMENSIONS															
UGR=[YR=1993] W24 S7 USP=[YR=2007] W18 BAS=[YR=1993] N24 W9 BAS=[YR=2007] N8 BAS=[YR=2007] N8 FSP=[YR=2007] N8 W18 S8 E18 \$ W18 S8 E18 \$ W47 S12 E8 S14 E8 FOP=[YR=1993] S7 E12 N7 W12 \$ E12 S10 E2 FEP=[YR=2007] S9 E24 N9 W24 \$ E24 FEP=[YR=2007] S9 UOP=[YR=2007] S6 E20 UCP=[YR=2007] D4 R2 S20 E20 N30 W22 S6 \$ N6 W20 \$ E20 N9 W20 \$ E2 N12 \$ S12 E18 N12 \$ S21 E24 N28 \$.															