

S-41 OF LOT 83
SUB OF 4 PB 0/59
IN OR 2179/282

AGRICOLA CHRISTOPHE ALEXANDER
2848 BOB WHITE LANE
FERNANDINA BEACH, FL 32034

2023

00-00-30-0050-000E-0040



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD ON PLY 70
Exterior Wall	20	FACE BRICK 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	02
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NEIGHBORHOOD/LOC	2029.00
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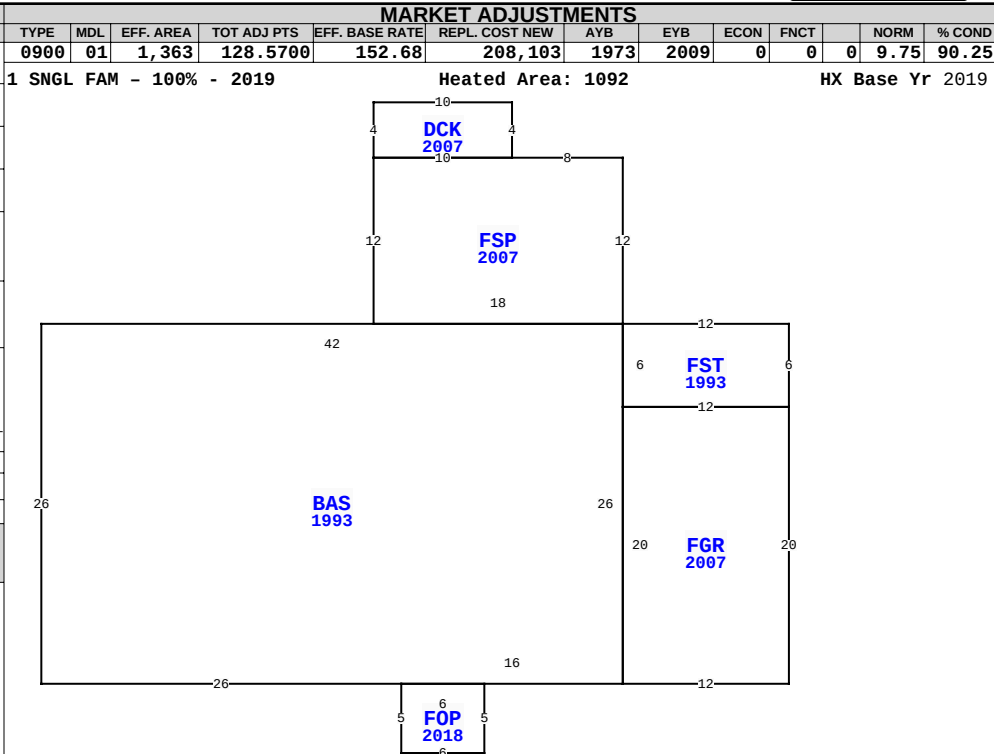
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,092	100	1,092	150,471
DCK	40	10	4	551
FGR	240	55	132	18,189
FOP	30	30	9	1,240
FSP	216	40	86	11,850
FST	72	55	40	5,512

TOTALS	1,690		1,363	187,813
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
2	0810	CONCRETE A	0	100	0	0	336.00	SF	6.50	6.50	
3	0810	CONCRETE A	0	100	0	0	202.00	SF	6.50	6.50	
4	0940	SHEDS/PORT	0	100	16	10	160.00	SF	19.50	19.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	100		RS-2	84.00	154.00	1.00	LT	

REVIEW DATE	02/19/2020	BY	KWVJ
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BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

2848 BOB WHITE LN, FERNANDINA BEACH											
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TOTAL OB/XF											
2,243											

Total Acres:	0.00	Total Land Value:	100,000	Market:	0	Agricultural:	0
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NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
8			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		187,813	
TOTAL MARKET OB/XF VALUE		2,243	
TOTAL LAND VALUE - MARKET		100,000	
TOTAL MARKET VALUE		290,056	
SOH/AGL Deduction		94,082	
ASSESSED VALUE		195,974	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		145,974	
TOTAL JUST VALUE		290,056	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		244,584	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9602961	REPAIR/RRF	4,928	05/01/1996

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2179/0282	2/21/2018	WD	Q	I	01	250,000	
GRANTOR: VERRIER TRACEY HINES							
GRANTEE: AGRICOLA CHRISTOPHE							
2143/1442	8/29/2017	WD	Q	I	01	170,000	
GRANTOR: JOHNSON TRAVIS & REBE							
GRANTEE: VERRIER TRACEY HINE							

BUILDING NOTES											
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BUILDING DIMENSIONS											
FST=[YR=1993] W12 FSP=[YR=2007] N12 W8 DCK=[YR=2007] N4 W10 S4 E10\$ W10 S12 E18\$ BAS=[YR=1993] W42 S26 E26 FOP=[YR=2018] S5 E6 N5 W6\$ E16 FGR=[YR=2007] E12 N20 W12 S20\$ N26\$ S6 E12 N6\$.											