

LOT 13
IN OR 1481/944 & OR 1481/946
AZALEA POINTE PB 6/164-165

JUDS LIVING TRUST/JUDS DAWN L TRUSTEE
95145 SPRING BLOSSOM LANE
FERNANDINA BEACH, FL 32034

2023

00-00-30-0131-0013-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	03
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NEIGHBORHOOD/LOC	3030.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,417	100	2,417	328,253
FGR	512	55	282	38,299
FOP	100	30	30	4,074
FOP	172	30	52	7,062
PTO	100	5	5	680

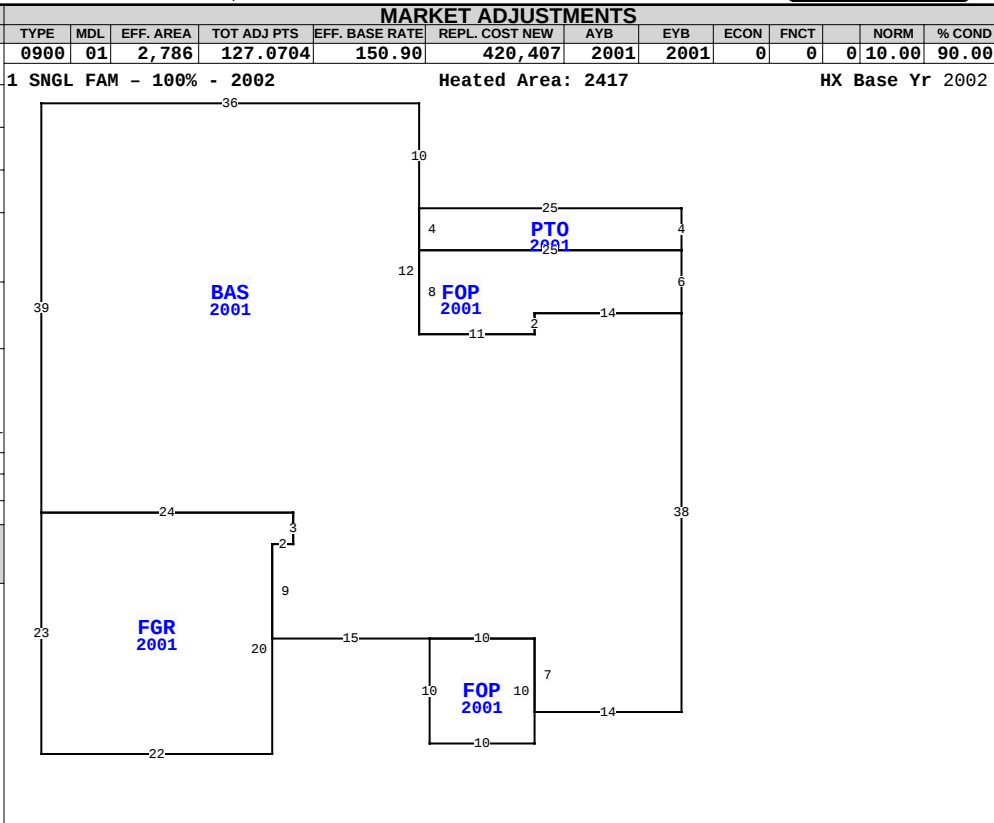
TOTALS	3,301		2,786	378,366
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EXTRA FEATURES

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	0500	FP-PRE FAB	0	100	0	0		1.00	UT 3,500.00		2001	2001	3	86	3,010	
2	0811	CONCRETE B	0	100	0	0		686.00	SF 5.20		2001	2001	3	82	2,925	
3	0858	SCULP CONC	0	100	0	0		346.00	SF 13.00		2001	2001	3	95	4,273	
4	0885	WATERSCAPE	0	100	0	0		1.00	UT 5,000.00		2001	2001	3	100	5,000	
5	0910	SCRN RM L	0	100	25	4		100.00	SF 15.00		2001	2001	3	20	300	

LAND DESCRIPTION

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	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0003		0.00	0.00	1.00	LT		1.00	1.00	1.00	250,000.00	250,000.00	250,000							



95145 SPRING BLOSSOM LN, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF															15,508
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NASSAU COUNTY PROPERTY

VALUATION BY	STANDARD	
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		378,366
TOTAL MARKET OB/XF VALUE		15,508
TOTAL LAND VALUE - MARKET		250,000
TOTAL MARKET VALUE		643,874
SOH/AGL Deduction		322,826
ASSESSED VALUE		321,048
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		271,048
TOTAL JUST VALUE		643,874
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		583,268

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P1216076	TKLWTR	0	08/01/2012
B0108167	NEW CONSTR	188,820	04/01/2001
E017999	NEW CONSTR	2,500	04/01/2001
P014657	NEW CONSTR	0	04/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1481/0946	2/27/2007	WD U	I	I	01	100
GRANTOR: JUDS DENNIS R SR & DA						
GRANTEE: JUDS DAWN L & DENNI						
1481/0944	2/27/2007	WD U	I	I	01	100
GRANTOR: JUDS DENNIS R SR & DA						
GRANTEE: JUDS DENNIS R SR &						

BUILDING NOTES

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BUILDING DIMENSIONS

PTO=[YR=2001] W25 BAS=[YR=2001] N10 W36 S39 FGR=[YR=2001] S23 E22 N20 E2 N3 W24 \$ E24 S3 W2 S9 E15 FOP=[YR=2001] S10 E10 N10 W10 \$ E10 S7 E14 N38 FOP=[YR=2001] N6 W25 S8 E11 N2 E14\$ W14 S2 W11 N12 \$ S4 E25 N4\$.