

LOT 3
IN OR 219 PG 272
THE COLONY PB 4/56

HARRIS NELLIE
4634 WHIMBREL LANE
FERNANDINA BEACH, FL 32034

2023

00-00-30-0190-0003-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	13	LVT/LAMNT 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

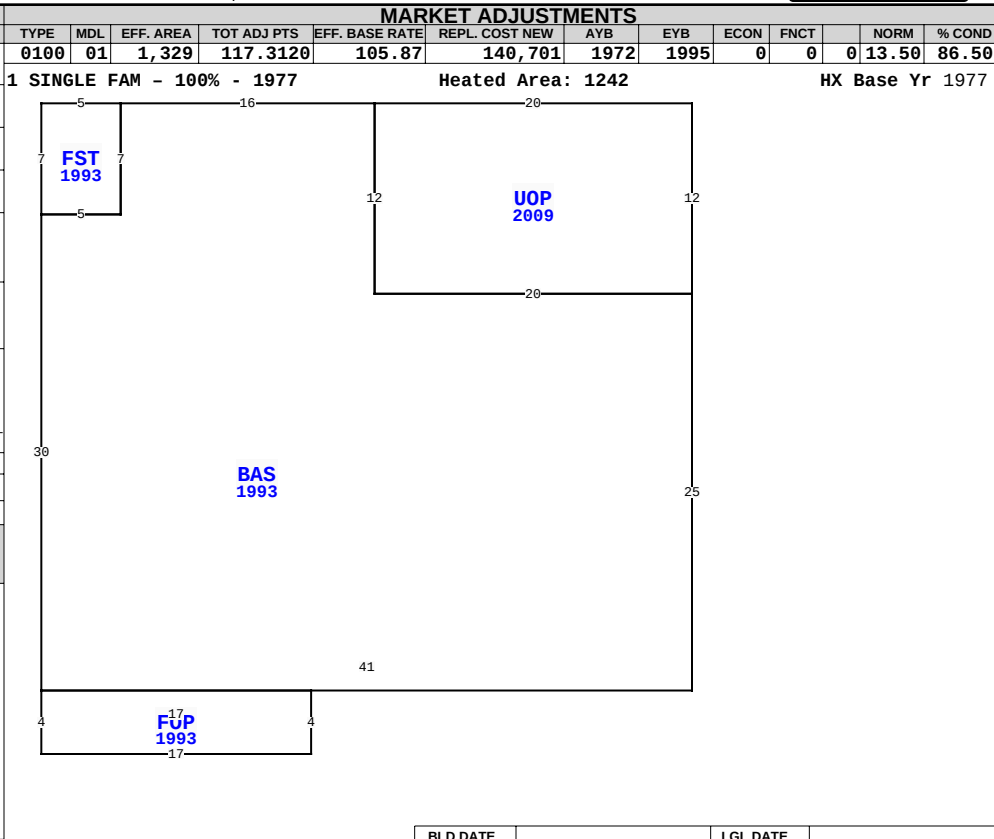
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		03
NEIGHBORHOOD/LOC	3029.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,242	100	1,242	113,740
FOP	68	30	20	1,831
FST	35	55	19	1,740
UOP	240	20	48	4,396
TOTALS	1,585		1,329	121,706

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0	100	0	0	144.00	SF	6.50	6.50	100	1980
2	0510	GARAGE WD-	0	100	20	14	280.00	SF	35.00	35.00	100	1987
3	0940	SHEDS/PORT	0	100	20	12	240.00	SF	30.00	30.00	100	1987
4	0802	ASPHALT B	0	100	10	74	740.00	SF	2.40	2.40	100	2000
5	0940	SHEDS/PORT	0	100	20	10	200.00	SF	20.10	20.10	100	1999
6	0810	CONCRETE A	0	100	0	0	288.00	SF	6.50	6.50	100	2000

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	000100	C	SFR	100		RS-2	0.00	0.00	1.00	LT		1.00

REVIEW DATE 11/23/2021 BY RKA



TOTAL OB/XF												
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Total Acres: 0.00 Total Land Value: 175,000 Market: 0 Agricultural: 0 Common: 175,000

NASSAU COUNTY PROPERTY												
VALUATION SUMMARY												
PAGE 1 of 1												
STANDARD												
VALUATION BY												
Tax Group: 8 Tax Dist:												
BUILDING MARKET VALUE 121,706												
TOTAL MARKET OB/XF VALUE 6,918												
TOTAL LAND VALUE - MARKET 175,000												
TOTAL MARKET VALUE 303,624												
SOH/AGL Deduction 213,337												
ASSESSED VALUE 90,287												
TOTAL EXEMPTION VALUE HX HB WX SL 90,287												
BASE TAXABLE VALUE 0												
TOTAL JUST VALUE 303,624												
NCON VALUE 0												
INCOME VALUE												
PREVIOUS YEAR MKT VALUE 290,051												

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20217472	REPAIR/RRF	6,800	08/01/2021
BP04166	N/A	10,608	06/11/1987

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0219/0272	1/01/1976	WD	Q	I		25,500	
GRANTOR:							
GRANTEE:							

GRANTOR:
GRANTEE:

BUILDING NOTES												
BUILDING DIMENSIONS												
UOP=[YR=2009] W20 BAS=[YR=1993] W16 FST=[YR=1993] W5 S7 E5 N7\$ S7 W5 S30 FOP=[YR=1993] S4 E17 N4 W17\$ E41 N25 W20 N12\$ S12 E20 N12\$.												

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