

LOT 8
IN OR 806/1362
THE COLONY PB 4/56

COX THOMAS L & IDA M
4630 CHINOOK LANE
FERNANDINA BEACH, FL 32034

2023

00-00-30-0190-0008-0000



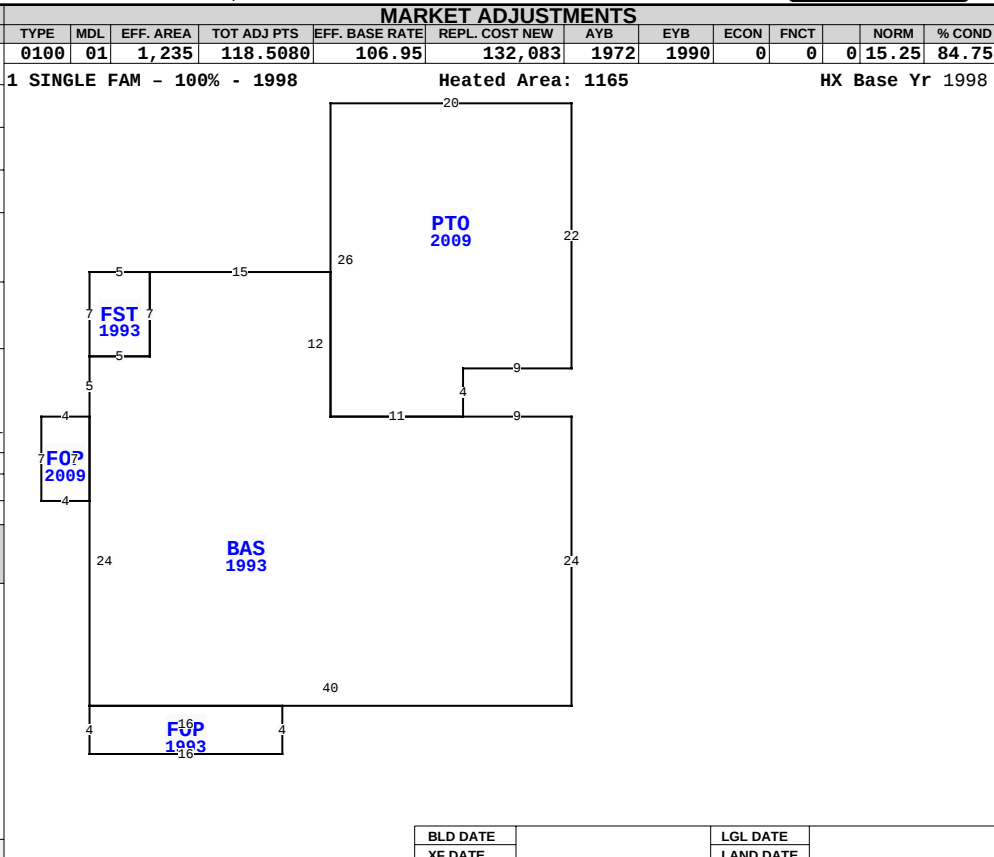
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	13	LVT/LAMNT 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
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	1,165	100	1,165	105,596
FOP	64	30	19	1,722
FOP	28	30	8	725
FST	35	55	19	1,722
PTO	484	5	24	2,176
TOTALS	1,776		1,235	111,940

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	4	12	48.00	SF	6.50	6.50	100	1972
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1972
3	0810	CONCRETE A	0 100	19	4	76.00	SF	6.50	6.50	100	1972

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



4630 CHINOOK LN, FERNANDINA BEACH											
TOTAL OB/XF 1,314											

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
STANDARD											
VALUATION BY											
Tax Group: 8											
Tax Dist:											
BUILDING MARKET VALUE											
111,940											
TOTAL MARKET OB/XF VALUE											
1,314											
TOTAL LAND VALUE - MARKET											
175,000											
TOTAL MARKET VALUE											
288,254											
SOH/AGL Deduction											
208,222											
ASSESSED VALUE											
80,032											
TOTAL EXEMPTION VALUE											
HX HB											
50,000											
BASE TAXABLE VALUE											
30,032											
TOTAL JUST VALUE											
288,254											
NCON VALUE											
0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE											
277,969											

BUILDING DIMENSIONS											
BAS=[YR=1993] W9 PT0=[YR=2009] N4 E9 N22 W20 S26 E11\$ W11 N12 W15 FST=[YR=1993] W5S7 E5N7\$ S7 W5 S5 FOP=[YR=2009] W4 S7 E4 N7\$ S24 FOP=[YR=1993] S4 E16 N4W16\$ E40 N24\$.											

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=1993] W9 PTO=[YR=2009] N4 E9 N22 W20 S26 E11\$ W11 N12 W15 FST=[YR=1993] W5S7 E5N7\$ S7 W5 S5 FOP=[YR=2009] W4 S7 E4 N7\$ S24 FOP=[YR=1993] S4 E16 N4W16\$ E40 N24\$.											