

LOT 34
IN OR 805/689
EGANS BLUFF #3 PB 5/243

LEAVY PATRICIA G & STEELE JOHN H III
2829 PARK SQUARE PLACE
FERNANDINA BEACH, FL 32034

2023

00-00-30-021C-0034-0000



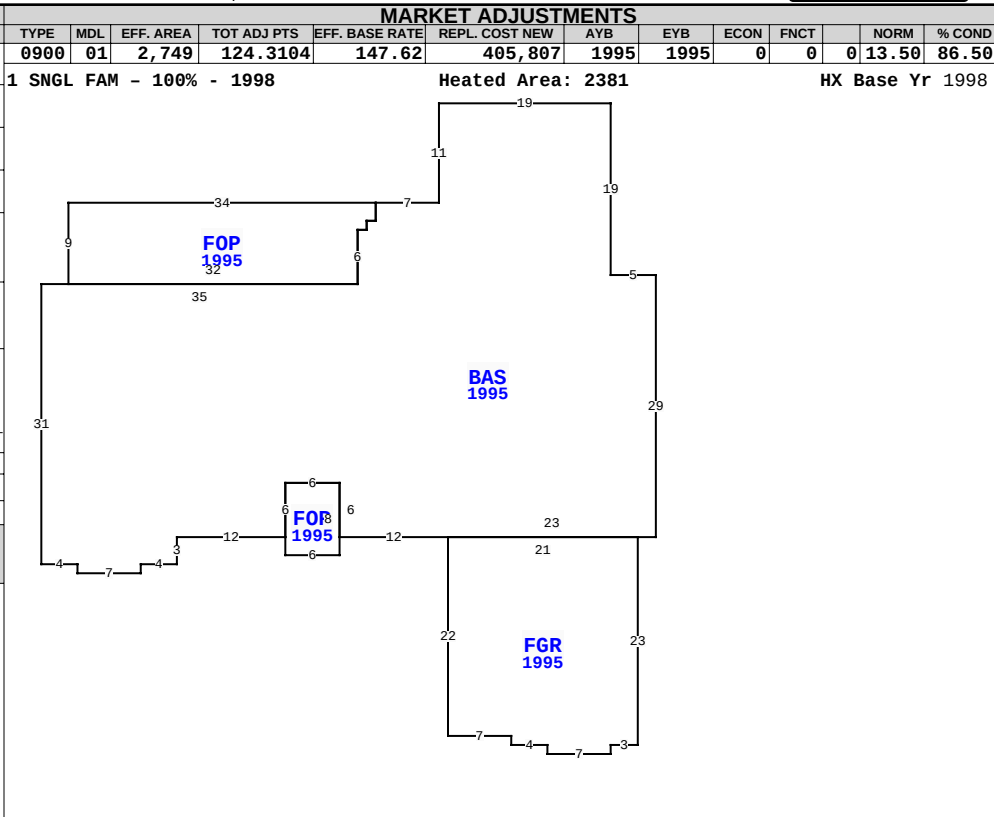
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
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 02
NEIGHBORHOOD/LOC	2031.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,381	100	2,381	304,033
FGR	483	55	266	33,966
FOP	48	30	14	1,788
FOP	293	30	88	11,237

TOTALS	3,205		2,749	351,023
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0812	CONCRETE C	0	100	0	0	1,460.00	SF	4.00



BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	3,500.00	100	1995	1995	3	79	2,765	
2	0812	CONCRETE C	0	100	0	0	1,460.00	SF	4.00	4.00	100	1995	1995	3	72	4,205	

LAND DESCRIPTION										TOTAL OB/XF									
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
1	000100	C	SFR	100		RS-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	180,000.00	180,000.00	180,000		

NASSAU COUNTY PROPERTY				PAGE 1 of 1	8
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE				351,023	
TOTAL MARKET OB/XF VALUE				6,970	
TOTAL LAND VALUE - MARKET				180,000	
TOTAL MARKET VALUE				537,993	
SOH/AGL Deduction				288,472	
ASSESSED VALUE				249,521	
TOTAL EXEMPTION VALUE		HX HB		50,000	
BASE TAXABLE VALUE				199,521	
TOTAL JUST VALUE				537,993	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				519,397	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9501572	NEW CONSTR	88,459	01/01/1995

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0805/0689	9/04/1997	WD Q	I		
GRANTOR: STAFFORD MARK D & TER					SALE PRICE
GRANTEE: LEAVY PATRICIA G &					218,900
0735/1054	8/02/1995	WD Q	I		
GRANTOR: ALMAND AMOS F JR & DO					205,900
GRANTEE: STAFFORD MARK D & T					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1995] W5 N19 W19 S11 W7 FOP=[YR=1995] W34 S9 E32 N6 E1 N1 E1 N2 \$ S2 W1 S1 W1 S6 W35 S31 E4 S1 E7 N1 E4 N3 E12 FOP=[YR=1995] S2 E6 N8 W6 S6 \$ N6 E6 S6 E12 FGR=[YR=1995] S22 E7 S1 E4 S1 E7 N1 E3 N23 W21 \$ E23 N29 \$.									