

LOT 63
IN OR 2020/829
EGANS BLUFF #3 PB 5/243

JACOBS LAWRENCE A & KATHARINE
2055 LINDSAY RD
DANDRIDGE, TN 37725

2023

00-00-30-021C-0063-0000



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		3 100
Bathrooms		2.5 100
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
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NEIGHBORHOOD/LOC	2031.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,261	100	2,261	275,390
FGR	527	55	290	35,322
FOP	36	30	11	1,340
FOP	63	30	19	2,314
FOP	74	30	22	2,680

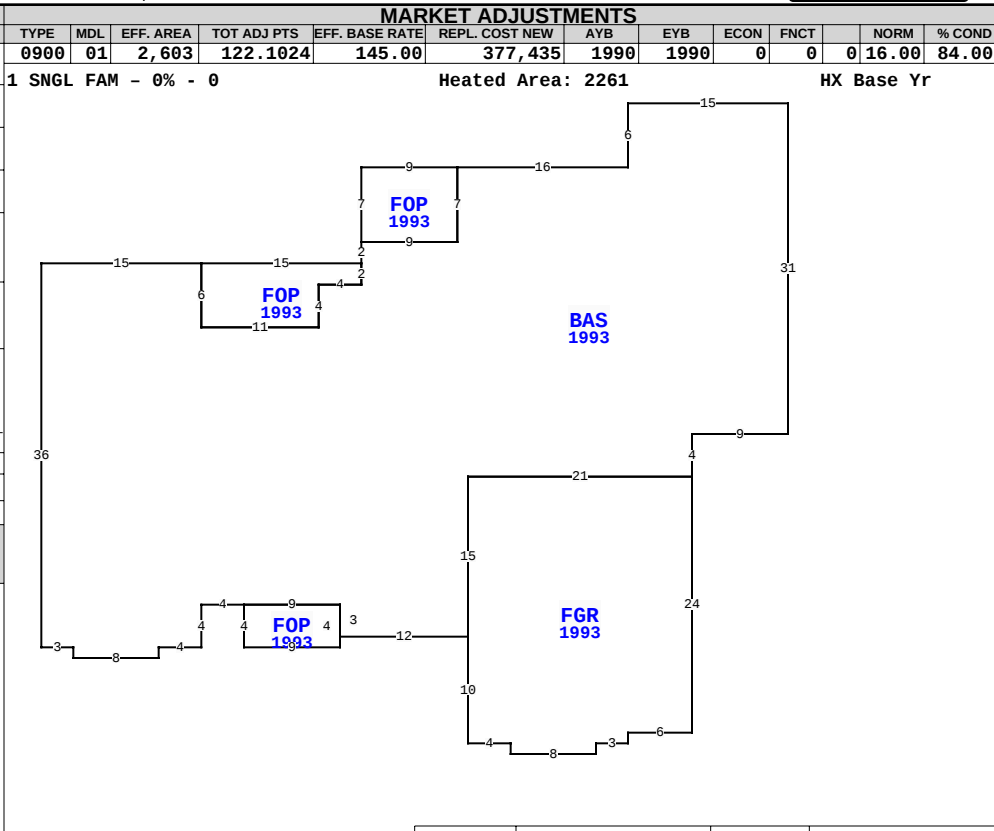
TOTALS	2,961		2,603	317,045
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EXTRA FEATURES

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	0	0	0	1.00	UT	3,500.00	3,500.00	100	1990	1990	3	70	2,450	
2	0812	CONCRETE C	0	0	0	0	1,557.00	SF	4.00	4.00	100	1990	1990	3	62	3,861	
3	0825	BRICK	0	0	0	0	105.00	SF	12.50	12.50	100	1998	1998	3	93	1,221	

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	0		RS-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	180,000.00	180,000.00	180,000							



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

2815 E PARK SQUARE PL, FERNANDINA BEACH

TOTAL OB/XF

7,532

NASSAU COUNTY PROPERTY

VALUATION SUMMARY		PAGE 1 of 1	8
VALUATION BY	STANDARD		
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE	317,045		
TOTAL MARKET OB/XF VALUE	7,532		
TOTAL LAND VALUE - MARKET	180,000		
TOTAL MARKET VALUE	504,577		
SOH/AGL Deduction	73,067		
ASSESSED VALUE	431,510		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	431,510		
TOTAL JUST VALUE	504,577		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	487,481		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M1318671	H/AC	0	08/01/2013
6482	NEW CONSTR	90,468	05/13/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2020/0829	12/22/2015	WD	Q	I	01	415,000
GRANTOR: AYERS DANIEL O & REBE						
GRANTEE: JACOBS LAWRENCE A &						
1813/0589	9/07/2012	WD	Q	I	02	340,000
GRANTOR: GAFFNEY CAROL A						
GRANTEE: AYERS DANIEL O & RE						

BUILDING NOTES

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BUILDING DIMENSIONS

BAS=[YR=1993] W15 S6 W16 FOP=[YR=1993] W9 S7 E9 N7\$ S7 W9 S2
FOP=[YR=1993] W15 S6 E11 N4 E4 N2\$ S2 W4 S4 W11 N6 W15 S3E3
S1 E8 N1 E4 N4 E4 FOP=[YR=1993] S4 E9N4 W9\$ E9 S3 E12
FGR=[YR=1993] S10 E4 S1E8 N1 E3 N1 E6 N24 W21 S15\$ N15 E21 N4 E9 N31\$.