



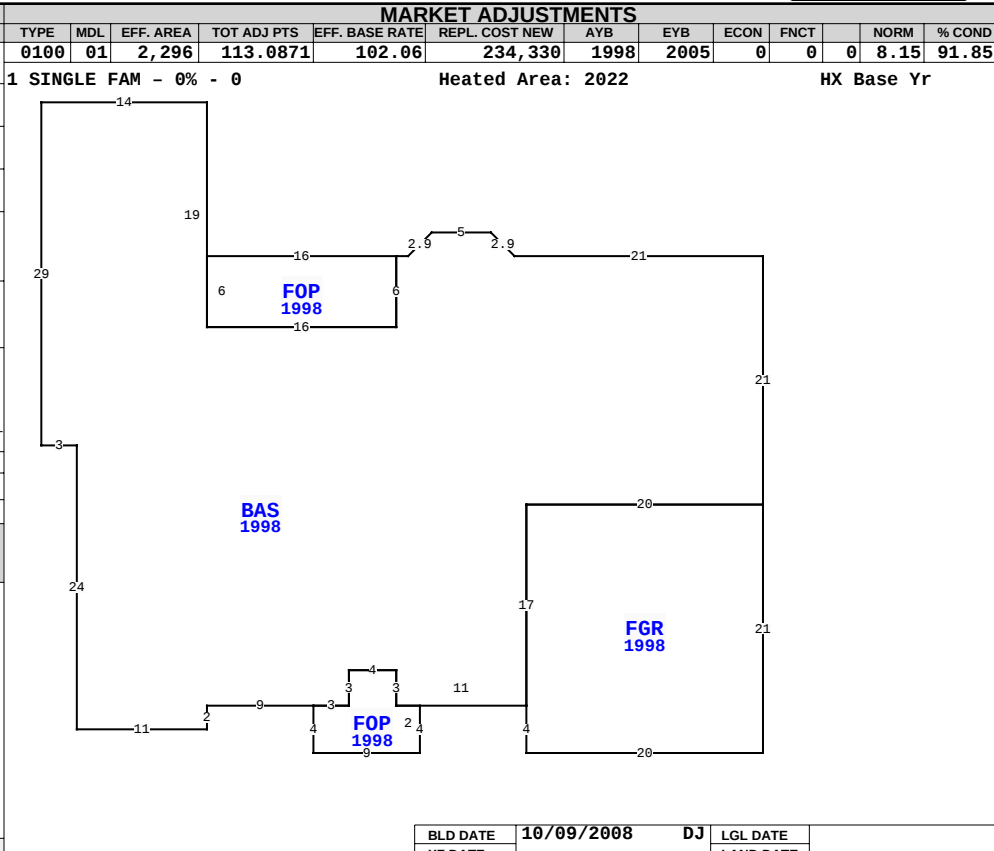
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	16	WD FR STUC 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2026.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,022	100	2,022	189,546
FGR	420	55	231	21,655
FOP	48	30	14	1,313
FOP	96	30	29	2,719
TOTALS	2,586		2,296	215,232

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	
2	0810	CONCRETE A	0	0	0	0	641.00	SF	6.50	6.50	
3	0810	CONCRETE A	0	0	20	3	60.00	SF	6.50	6.50	
4	1242	WD DECK A	0	0	0	0	832.00	SF	10.00	10.00	
5	1076	TRELLIS A	0	0	7	6	42.00	SF	7.50	7.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	0	0003	RS-2	0.00	0.00	1.00	LT	



2524 LE SABRE PL, FERNANDINA BEACH	BLD DATE	10/09/2008	DJ	LGL DATE	
	XF DATE			LAND DATE	
	INC DATE			AG DATE	

TOTAL OB/XF											
8,356											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE	215,232		
TOTAL MARKET OB/XF VALUE	8,356		
TOTAL LAND VALUE - MARKET	180,000		
TOTAL MARKET VALUE	403,588		
SOH/AGL Deduction	0		
ASSESSED VALUE	403,588		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	403,588		
TOTAL JUST VALUE	403,588		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	430,773		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9804752	NEW CONSTR	113,286	03/01/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2520/1468	11/10/2021	WD	Q	I	01	495,000
GRANTOR: WILLIAMS GEORGE W & M						
GRANTEE: ALBRECHT THERESA LO						
2347/0990	3/13/2020	WD	Q	I	02	372,500
GRANTOR: OSBORNE WILLIAM K & N						
GRANTEE: WILLIAMS GEORGE W &						

BUILDING NOTES											
----------------	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS											
BAS=[YR=1998] W21 U2 L2 W5 D2 L2 W1 FOP=[YR=1998] W16 S6 E16 N6 \$ S6 W16N19 W14 S29 E3 S24 E11 N2 E9 FOP=[YR=1998] S4 E9 N4 W2 N3 W4 S3 W3 \$ E3 N3 E4 S3 E11 FGR=[YR=1998] S4 E20 N21 W20 S17 \$ N17 E20 N21 \$.											