

LOT 33
IN OR 1789/1011
EGANS LANDING PB 5/387-387B

TANNER MICHAEL T &/BRUCK-TANNER ROBIN G
2535 ROBERT OLIVER AV
FERNANDINA BEACH, FL 32034

2023

00-00-30-021L-0033-0000



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		2 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
Occupancy	00	NONE 100

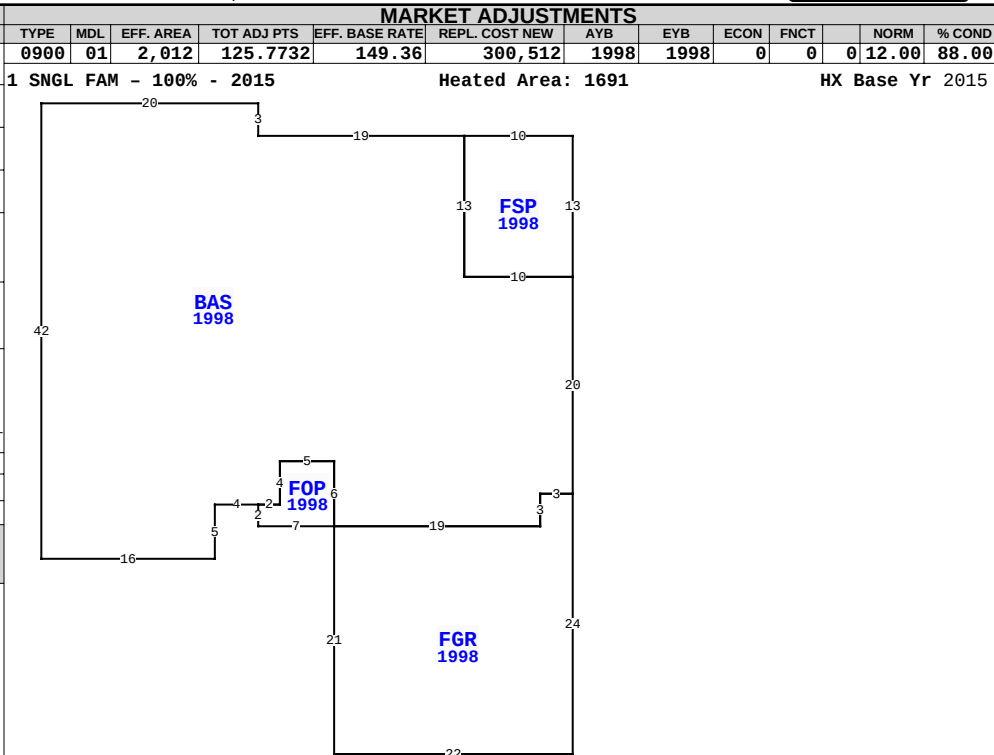
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1076.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,691	100	1,691	222,260
FGR	471	55	259	34,042
FOP	34	30	10	1,315
FSP	130	40	52	6,835

TOTALS	2,326		2,012	264,451
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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
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100
3	1242	WD DECK A	0	100	0	0	269.00	SF	10.00	10.00	100
4	0855	CONC PAVER	0	100	0	0	1,400.00	SF	10.00	10.00	100

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	0003		0.00	0.00	1.00	LT	1.00



2535 ROBERT OLIVER AVE, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF											
17,303											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		264,451	
TOTAL MARKET OB/XF VALUE		17,303	
TOTAL LAND VALUE - MARKET		180,000	
TOTAL MARKET VALUE		461,754	
SOH/AGL Deduction		165,054	
ASSESSED VALUE		296,700	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		246,700	
TOTAL JUST VALUE		461,754	
NCON VALUE		13,860	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		423,508	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B983505	NEW CONSTR	119,112	08/08/1998

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1789/1011	4/23/2012	WD	Q	I	02
GRANTOR: JACOBS MARILYN M & TH					SALE PRICE 247,500
GRANTEE: TANNER MICHAEL T &					
1367/0384	11/15/2005	WD	U	I	01
GRANTOR: JACOBS THOMAS M & MAR					100
GRANTEE: JACOBS MARILYN M &					

BUILDING NOTES											
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BUILDING DIMENSIONS											
FSP=[YR=1998] W10 BAS=[YR=1998] W19 N3 W20 S42 E16 N5 E4 FOP=[YR=1998] S2 E7 FGR=[YR=1998] S21 E22 N24 W3 S3 W19 \$ N6 W5 S4 W2 \$ E2 N4 E5 S6 E19 N3 E3 N20 W10 N13 \$ S13 E10 N13 \$											