LOT 1
IN OR 890/249
EGANS BLUFF NORTH PB 5/272

MORRELL CHARLES & LINDA
1920 STERLING LANE
FERNANDINA BEACH, FL 32034

2023

00-00-30-021N-0001-0000

BUILDING CHARACTERISTICS

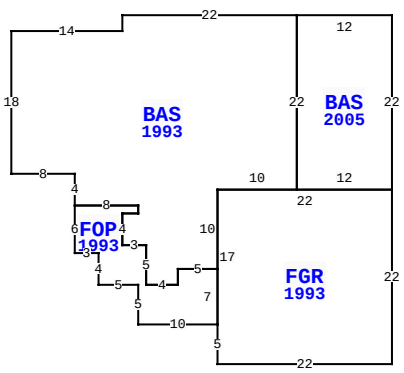
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 80
Exterior Wall	31	HARDIE BRD 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 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	2025.00	

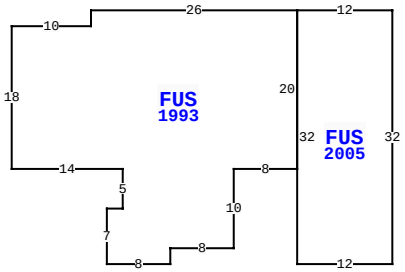
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	877	100	877	115,319
BAS	264	100	264	34,714
FGR	484	55	266	34,977
FOP	125	30	38	4,997
FUS	866	100	866	113,873
FUS	384	100	384	50,493
TOTALS	3,000		2,695	354,374

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,695	128.6850	152.81	411,823	1990	1994	0	0	0	13.95	86.05

1 SNGL FAM – 100% - 2000 Heated Area: 2391 HX Base Yr 2000





1920 STERLING LN, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		354,374
TOTAL MARKET OB/XF VALUE		36,850
TOTAL LAND VALUE - MARKET		180,000
TOTAL MARKET VALUE		571,224
SOH/AGL Deduction		321,904
ASSESSED VALUE		249,320
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		199,320
TOTAL JUST VALUE		571,224
NCON VALUE		700
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		483,454

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1632943	WINDOWS	6,297	08/01/2016
B18667	ADDITION	10,556	10/01/2006
B18450	SWIM POOL	49,000	08/01/2006
R07569	REPAIR/RRF	950	04/01/2005
6517	NEW CONSTR	59,686	06/08/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0890/0249	7/07/1999	WD	Q	I		123,000
GRANTOR: BARNES TRACEY L						
GRANTEE: MORRELL CHARLES & L						
0868/0434	2/17/1999	QC	U	I	06	100
GRANTOR: KENNEDY RICHARD						
GRANTEE: BARNES TRACEY L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W22 S2 W14 S18 E8 S4 FOP=[YR=1993] S6 E3 S4 E5 S5 E10 FGR=[YR=1993] S5 E22 N22 W22 S17 $ N7 W5 S2 W4 N5 W3 N4 E2 N1 W8 $ E8 S1 W2 S4 E3 S5 E4 N2 E5 N10 E10 N22 $ BAS=[YR=2005] S22 E12 N22 W12$ PTR= E30 FUS=[YR=1993] E10 N2 E26 FUS=[YR=2005] E12 S32 W12 N32 $ S20 W8 S10 W8 S2 W8 N7 E2 N5 W14 N18 $ W30 $.

EXTRA FEATURES

LN	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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1990	1990	3	70	1,400	
2	0812	CONCRETE C	0	100	0	0	1,112.00	SF	4.00	4.00	100	1990	1990	3	62	2,758	
5	0861	POOL GUNIT	0	100	0	0	396.00	SF	85.00	85.00	100	2007	2007	3	52	17,503	
6	0855	CONC PAVER	0	100	0	0	800.00	SF	10.00	10.00	100	2007	2007	3	89	7,120	
7	0911	SCRN RM A	0	100	0	0	1,146.00	SF	17.50	17.50	100	2007	2007	3	35	7,019	
8	0877	JACUZZI	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2007	2007	3	35	350	
9	0871	POOL HTR R	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	35	700	

LAND DESCRIPTION

TOTAL OB/XF 36,850

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	100	0003	RS-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	180,000.00	180,000.00	180,000							

REVIEW DATE 01/14/2021 BY TWA Total Acres: 0.00 Total Land Value: 180,000 Market: 0 Agricultural: 0 Common: 180,000 PRINTED 08/02/2023 BY SYS