

LOT 16
IN OR 1986/1113
EGANS BLUFF NORTH PB 5/272

MCKEE LORI A & TIMOTHY
PO BOX 454
MACINTOSH, FL 32664

2023

00-00-30-021N-0016-0000



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	08	SHT VINYL 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.	1. 100
Units		0 100
Occupancy	00	NONE 100

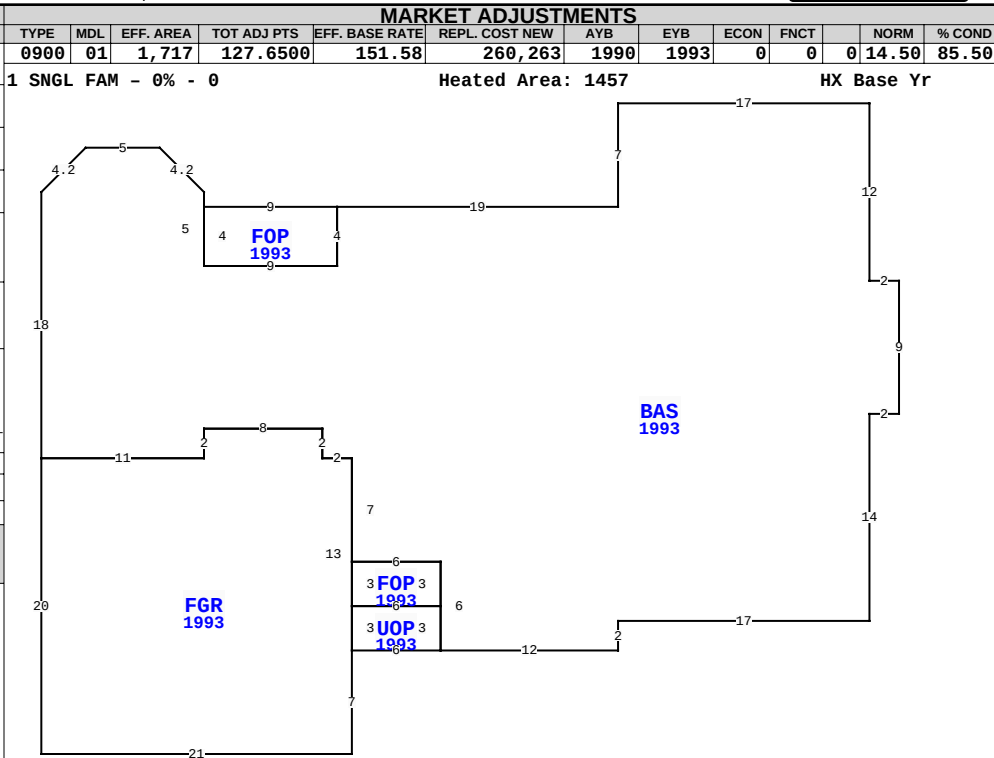
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2025.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,457	100	1,457	188,828
FGR	436	55	240	31,104
FOP	18	30	5	648
FOP	36	30	11	1,425
UOP	18	20	4	518

TOTALS	1,965		1,717	222,525
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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	0	0	0	1.00	UT	3,500.00
2	0812	CONCRETE C	0	0	0	0	1,207.00	SF	4.00

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



2721 DELOREAN ST, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
2	0812	CONCRETE C	0	0	0	0	1,207.00	SF	4.00

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
2	0812	CONCRETE C	0	0	0	0	1,207.00	SF	4.00

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE	222,525		
TOTAL MARKET OB/XF VALUE	5,443		
TOTAL LAND VALUE - MARKET	180,000		
TOTAL MARKET VALUE	407,968		
SOH/AGL Deduction	121,641		
ASSESSED VALUE	286,327		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	286,327		
TOTAL JUST VALUE	407,968		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	333,971		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6779	NEW CONSTR	1,800	06/26/1990
03443	H/AC	2,300	06/26/1990
3963	NEW CONSTR	2,400	06/22/1990
6544	NEW CONSTR	52,692	06/19/1990

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1986/1113	5/27/2015	WD	Q	I	01
GRANTOR: AZAR MICHEL G & POLIA					SALE PRICE
GRANTEE: MCKEE LORI A & TIMO					215,000
1593/1350	11/18/2008	QC	U	I	06
GRANTOR: MREICH IBRAHIM & MAAN					100
GRANTEE: AZAR MICHEL G & POL					

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=1993] W2 N12 W17 S7 W19 FOP=[YR=1993] W9 S4 E9 N4 \$ S4 W9 N5 U3 L3 W5 D3 L3 S18 FGR=[YR=1993] S20 E21 N7 UOP=[YR=1993] E6 N3 FOP=[YR=1993] N3 W6 S3E6 \$ W6 S3 \$ N13 W2 N2 W8 S2 W11 \$ E11 N2 E8 S2 E2 S7 E6 S6E12 N2 E17 N14 E2 N9 \$									