

LOT 50
IN OR 2163/852
EGANS BLUFF NORTH PB 5/272

SKINNER DAN & ERICA
2642 DELOREAN STREET
FERNANDINA BEACH, FL 32034

2023

00-00-30-021N-0050-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 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

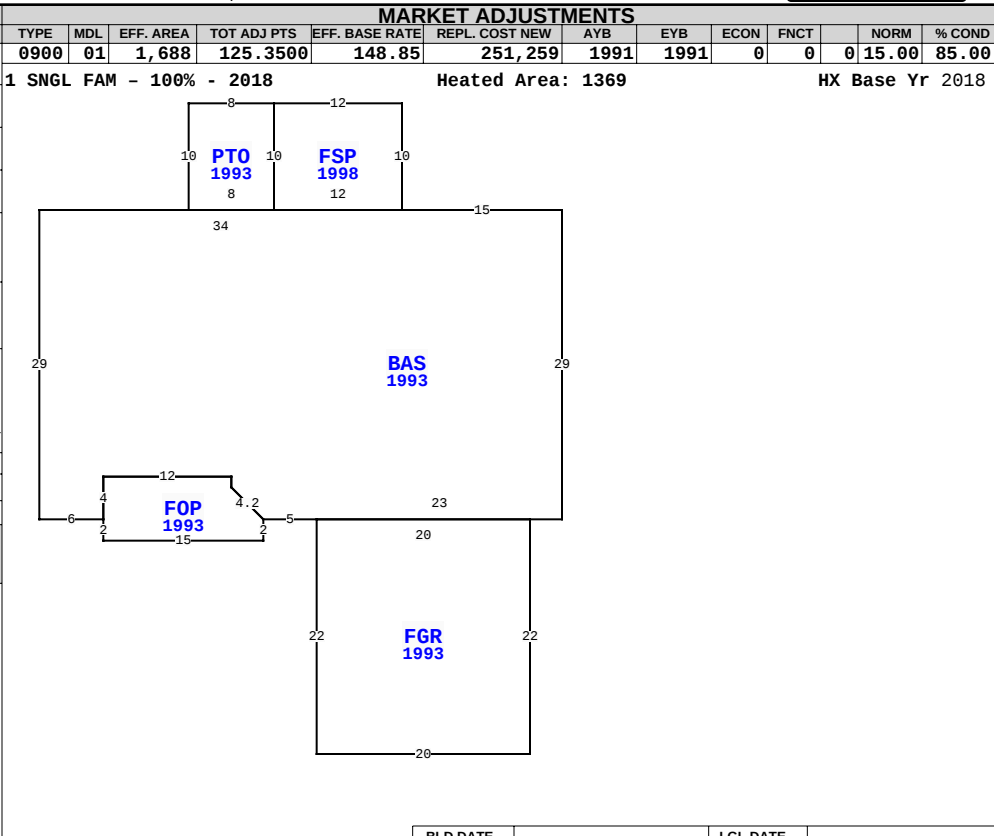
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2025.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,369	100	1,369	173,210
FGR	440	55	242	30,619
FOP	83	30	25	3,163
FSP	120	40	48	6,073
PTO	80	5	4	506

TOTALS	2,092		1,688	213,570
--------	-------	--	-------	---------

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	100	0	0	1.00	UT	3,500.00	3,500.00	
2	0811	CONCRETE B	0	100	0	0	866.00	SF	5.20	5.20	
3	0861	POOL GUNIT	0	100	0	0	364.00	SF	85.00	85.00	
4	0855	CONC PAVER	0	100	0	0	671.00	SF	10.00	10.00	

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	100	0003	RS-2	0.00	0.00	1.00	LT	



2642 DELOREAN ST, FERNANDINA BEACH

TOTAL OB/XF											
40,819											

NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		213,570	
TOTAL MARKET OB/XF VALUE		40,819	
TOTAL LAND VALUE - MARKET		180,000	
TOTAL MARKET VALUE		434,389	
SOH/AGL Deduction		202,056	
ASSESSED VALUE		232,333	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		182,333	
TOTAL JUST VALUE		434,389	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		350,709	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1912004	SWIM POOL	35,585	11/19/2019
R035508	REPAIR/RRF	6,613	10/01/2003
B9805025	ADDITION	3,000	05/01/1998
7571	NEW CONSTR	57,621	10/02/1991

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2163/0852	12/08/2017	WD	Q	I	01	267,000
GRANTOR: JOHNSON SHERRY E						
GRANTEE: SKINNER DAN & ERICA						
1383/1377	1/23/2006	WD	Q	I		244,000
GRANTOR: HAMMETT JANELLE J TRU						
GRANTEE: JOHNSON SHERRY E						

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

BUILDING DIMENSIONS											
BAS=[YR=1993] W15 FSP=[YR=1998] N10 W12 PTO=[YR=1993] W8 S10 E8 N10 \$ S10 E12 \$ W34 S29 E6 FOP=[YR=1993] S2 E15 N2 L3 U3 N1 W12 S4 \$ N4 E12 S1 D3 R3 E5 FGR=[YR=1993] S22 E20 N22 W20 \$ E23 N29 \$.											