LOT 19
1984 SEVILLE SW/MH
EVERETT ACRES PB 5/11

LEWIS WILLIAM & EVELYN D L/E/
1435 IAN DRIVE
FERNANDINA BEACH, FL 32034

2023

00-00-30-0220-0019-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	06	CUST PANEL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	03	Quality Level 03

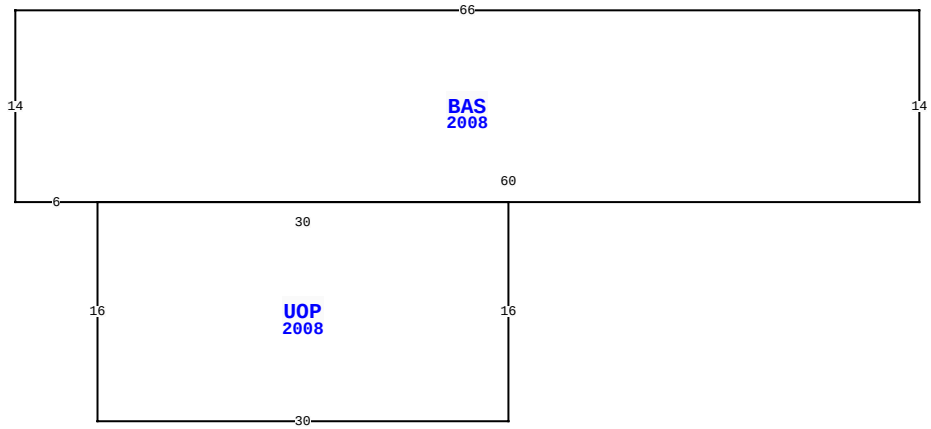
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	3026.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100	924	22,487
UOP	480	25	120	2,920
TOTALS	1,404		1,044	25,407

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,044	124.8000	81.12	84,689	1984	1984	0	0	0	70.00	30.00

1 M/H 93- – 0% - 2023 Heated Area: 924 HX Base Yr



1435 IAN DR, FERNANDINA BEACH

BLD DATE	11/27/2008 DJ	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	25,407
TOTAL MARKET OB/XF VALUE	2,984
TOTAL LAND VALUE - MARKET	100,000
TOTAL MARKET VALUE	128,391
SOH/AGL Deduction	0
ASSESSED VALUE	128,391
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	128,391
TOTAL JUST VALUE	128,391
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	95,252

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2558/1743	4/26/2022	LE	U	I	11	100
GRANTOR: LEWIS WILLIAM & EVELY						
GRANTEE: LEWIS WILLIAM P & E						
0341/0622	7/01/1981	WD	U	V		100
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W66 S14 E6 UOP=[YR=2008] S16 E30 N16 W30$ E60 N14$.

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	0811	CONCRETE B	0	0	0	0	739.00	SF	5.20	5.20	100	1993	1993	3	68	2,613	
2	0825	BRICK	0	0	0	0	33.00	SF	12.50	12.50	100	1993	1993	3	90	371	

LAND DESCRIPTION

TOTAL OB/XF 2,984

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	000102	C	SFR/MH	0		RS-2	100.00	52.00	1.00	LT		1.00	1.00	1.00	100,000.00	100,000.00	100,000							

REVIEW DATE 07/29/2019 BY DJA Total Acres: 0.00 Total Land Value: 100,000 Market: 0 Agricultural: 0 Common: 100,000 PRINTED 08/02/2023 BY SYS