

GREEN ARNOLD C
95121 MACKINAS CIR
FERNANDINA BEACH, FL 32034

00-00-30-0283-0021-0000



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior WallRoof StructurRoof CoverInterior WallInterior FloorInterior FloorAir ConditionHeating TypeBedroomsBathroomsFrameStoriesUnitsOccupancyQualityDOR CODEMAP NUMNEIGHBORHOOD/LOC

160303051411030402010009040803034.00

WD FR STUC 100GABLE/HIP 100COMP SHNGL 100DRYWALL 100CARPET 70CLAY TILE 30CENTRAL 100AIR DUCTED 1004 1003 100WOOD FRAME 1001. 1. 1000 100NONE 10004 Quality Level 040100SINGLE FAMILYMKT AREA03

TOTALSTOTALS

3,3962,976430,029

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

10500FP-PRE FAB010001.00UT3,500.003,500.00100200420043893,115

20811CONCRETE B01000501.00SF5.205.20100200420043862,240

30855CONC PAVER010024372.00SF10.0010.0010020042004386619

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPR DLCCZONEFRONTDEPTHTOT LND UTSNIT TYPEDTDPH FACT% CONDTOT ADJUUNIT PRICELAND VALUETHAT OTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR10000.000.001.00LT1.001.001.00350,000.00350,000.00350,000

REVIEW DATE

04/23/2020BY DJA

Total Acres:

0.00Total Land Value:

350,000Market:

0Agricultural:

0Common:

350,000PRINTED 08/02/2023 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATE REPL. COST NEW AYBEYBECONFNCTNORM% COND

0500012,976111.4323158.79472,55920042004009.0091.00

1 SFR CUST - 100% - 2009Heated Area: 2510HX Base Yr 2009

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUEBAS2,5101002,510362,692FEP1708013619,651FGR5185528541,182FOP5830172,456UOP14020284,046

95121 MACKINAS CIR, FERNANDINA BEACH

BLD DATEXF DATEINC DATE02/12/2008DJLGL DATELAND DATEAG DATE

Sales Data

OFF RECORD NumberDATETYPEINSTQUANTITYINVENTORYRSNCDSALE PRICE1600/089712/30/2008WDQI01425,000

GRANTOR: AVANT THOMAS & JANISGRANTEE: GREEN ARNOLD C & EI1511/13107/11/2007WDQI599,000GRANTOR: HARLOW DAVID L & PEGGRANTEE: AVANT THOMAS G & JA

BUILDING NOTESTOTAL OB/XF5,974

BUILDING DIMENSIONS

BAS=[YR=2004] W21 FEP=[YR=2007] W17 UOP=[YR=2004] W14 S10 E14 N10 \$ S10 E17 N10 \$ S10 W31 S50 E11 FOP=[YR=2004] S3 E10 N5 W2 N2 W6 S4 W2 \$ E2 N4 E6 S2 E11 FGR=[YR=2004] S14 E22 N25 W14 S4 W8 S7 \$ N7 E8 N4 E14 N47 \$.

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 8Tax Dist:BUILDING MARKET VALUE430,029TOTAL MARKET OB/XF VALUE5,974TOTAL LAND VALUE - MARKET350,000TOTAL MARKET VALUE786,003SOH/AGL Deduction423,333ASSESSED VALUE362,670TOTAL EXEMPTION VALUEHX HB WR55,000BASE TAXABLE VALUE307,670TOTAL JUST VALUE786,003NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE603,832

PERMIT NUMDESCRIPTIONAMTISSUEDB0311754NEW CONSTR235,00009/01/2003

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