



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	12	CEDAR 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	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
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM	MKT AREA	02
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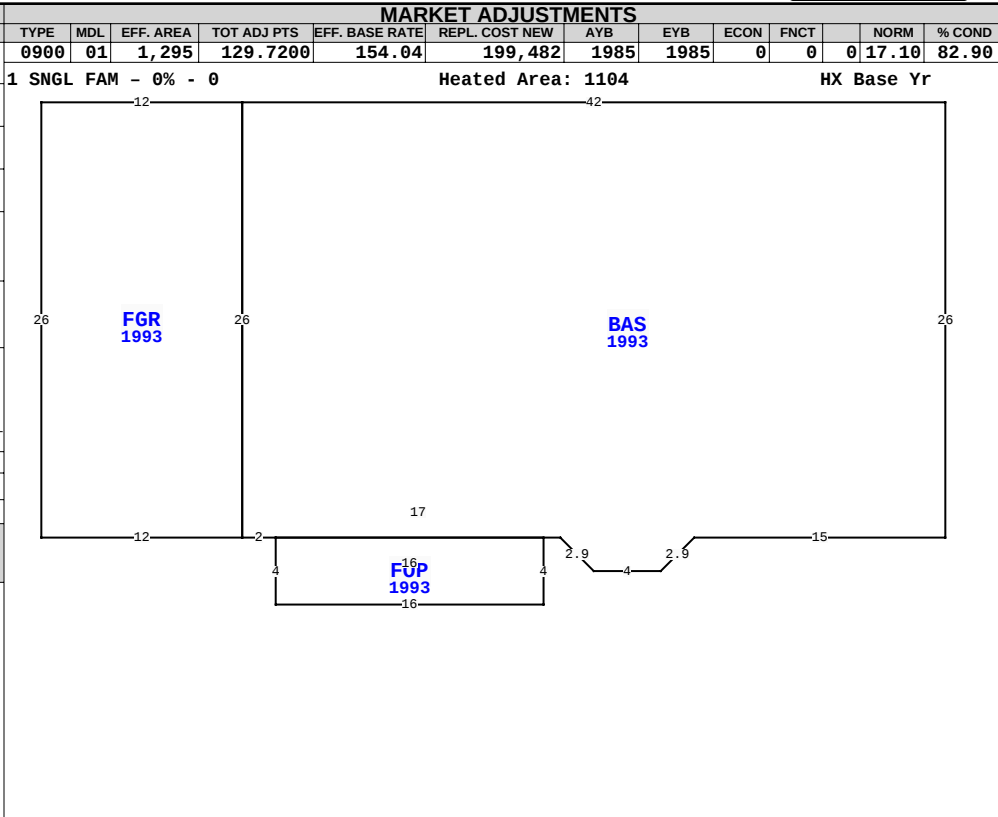
NEIGHBORHOOD/LOC	2009.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,104	100	1,104	140,980
FGR	312	55	172	21,964
FOP	64	30	19	2,426

TOTALS	1,480	1,295	165,371
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	0	54	9	486.00	SF	5.20	5.20	
2	0811	CONCRETE B	0	0	17	3	51.00	SF	5.20	5.20	
4	0825	BRICK	0	0	0	0	322.00	SF	8.75	8.75	

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	0		RS-2	100.00	109.00	1.00	LT	



2130 JEKYLL CT, FERNANDINA BEACH

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

TOTAL OB/XF												4,002	
LOC	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VAL		
RS-2	100.00	109.00	1.00	LT		1.00	1.00	1.00	110,000.00	110,000.00	1		

NASSAU COUNTY PROPERTY											
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VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		165,371
TOTAL MARKET OB/XF VALUE		4,002
TOTAL LAND VALUE - MARKET		110,000
TOTAL MARKET VALUE		279,373
SOH/AGL Deduction		45,911
ASSESSED VALUE		233,462
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		233,462
TOTAL JUST VALUE		279,373
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		289,053

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2263/0195	3/19/2019	WD	Q	I	01	225,000	
GRANTOR: BLUM MURRAY S & NANCY							
GRANTEE: PRICE SHANNON L							
1482/1513	3/05/2007	WD	U	I	01	100	
GRANTOR: BLUM MURRAY & NANCY A							
GRANTEE: BLUM NANCY ANN TRUS							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=1993] W42 FGR=[YR=1993] W12 S26 E12 N26 \$ S26 E2 FOP=[YR=1993] S4 E16 N4 W16 \$ E17 D2 R2 E4 U2 R2 E15 N26 \$.											