

TOOHEY PATRICK T & PATTI K
2140 MALLARD LN
FERNANDINA BEACH, FL 32034

2023

00-00-30-031B-0015-0000

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

05
AVERAGE 70

Exterior Wall

16
WD FR STUC 30

Roof Structur

03
GABLE/HIP 100

Roof Cover

03
COMP SHNGL 100

Interior Wall

05
DRYWALL 100

Interior Floo

14
CARPET 80

Interior Floo

11
CLAY TILE 20

Air Condition

03
CENTRAL 100

Heating Type

04
AIR DUCTED 100

Bedrooms

3 100

Bathrooms

2 100

Frame Stories Units

02
WOOD FRAME 100
1. 100
0 100

BUD8 Adjustme Occupancy

05
DIST 1A 100
00 NONE 100

Quality

06
Quality Level 06

DOR CODE

0100
SINGLE FAMILY

MAP NUM

MKT AREA
02

NEIGHBORHOOD/LOC

2009.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,350

100

1,350

173,026

BAS

224

100

224

28,709

DCK

160

10

16

2,051

FGR

484

55

266

34,093

FOP

35

30

10

1,282

TOTALS

2,253

1,866

239,161

EXTRA FEATURES

L N

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

0810

CONCRETE A

0 100

0

0

862.00

SF

6.50

6.50

100

1986

1986

3

52

2,914

2

0940

SHEDS/PORT

0 100

10

16

160.00

SF

90.00

90.00

100

2012

2012

3

60

8,640

3

0500

FP-PRE FAB

0 100

0

0

1.00

UT

3,500.00

3,500.00

100

1986

1986

3

62

2,170

4

0855

CONC PAVER

0 100

0

0

640.00

SF

7.00

7.00

100

2016

2016

3

97

4,346

6

0855

CONC PAVER

0 100

0

0

380.00

SF

7.00

7.00

100

2015

2015

3

96

2,554

7

0810

CONCRETE A

0 100

4

4

16.00

SF

6.50

6.50

100

1986

1986

3

52

54

11

1242

WD DECK A

0 100

0

0

442.00

SF

10.00

10.00

100

1995

1995

3

20

884

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

000100

C

SFR

100

RS-2

0.00

0.00

1.00

UT

1.00

1.00

1.00

110,000.00

110,000.00

110,000

REVIEW DATE

09/26/2017

BY

DJ

Total Acres:

0.00

Total Land Value:

110,000

Market:

0

Agricultural:

0

Common:

110,000

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0900

01

1,866

124.5335

147.88

275,944

1986

1995

0

0

13.33

86.67

1 SNGL FAM - 100% - 2018

Heated Area: 1574

HX Base Yr 2018

VALUATION BY

Tax Group: 8

Tax Dist:

BUILDING MARKET VALUE

239,161

TOTAL MARKET OB/XF VALUE

21,562

TOTAL LAND VALUE - MARKET

110,000

TOTAL MARKET VALUE

370,723

SOH/AGL Deduction

144,665

ASSESSED VALUE

226,058

TOTAL EXEMPTION VALUE

HX HB

50,000

BASE TAXABLE VALUE

176,058

TOTAL JUST VALUE

370,723

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

378,461

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q I

V I

RSN CD

SALE PRICE

2127/0707

6/15/2017

WD Q

I

01

285,000

GRANTOR: MAYO WILLIAM & LILA

GRANTEE: TOOHEY PATRICK T &

1887/0730

10/29/2013

WD Q

I

02

190,000

GRANTOR: BRENNAN JACQUALYN & A

GRANTEE: MAYO WILLIAM & LILA

BUILDING NOTES

BAS=[YR=1993] W36 DCK=[YR=2013] N16 W10 BAS=[YR=2017] W14 S16 E14 N16\$ S16 E10\$ W24 S13 FGR=[YR=1993] S22 E22 FOP=[YR=1993] E5 N7 W5 S7 \$ N22 W22 \$ E22 S15 E38 N28 \$.

BUILDING DIMENSIONS

2140 MALLARD LN, FERNANDINA BEACH

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

TOTAL OB/XF

21,562