LOT 4 EX S-1 & EX S-2
L/E IN OR 1532/1325
L/E IN OR 1655/427

TAYLOR JOSEPH D &/NELSON DENISE MOORE
147 BONNIEVIEW ROAD
FERNANDINA BEACH, FL 32034

2023

00-00-30-034B-0004-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	07	ASB SHNGLE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

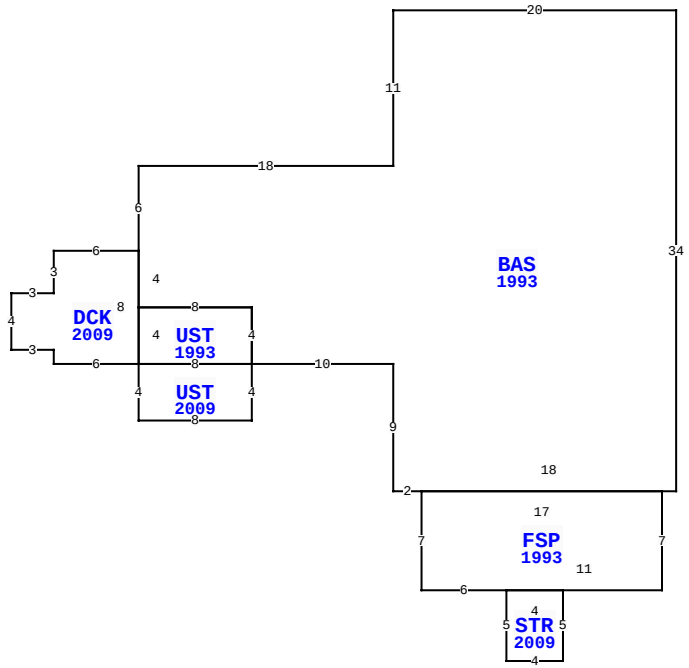
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2020.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	900	100	900	53,142
DCK	60	10	6	354
FSP	119	40	48	2,834
STR	20	10	2	118
UST	32	45	14	827
UST	32	45	14	827
TOTALS	1,163		984	58,102

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	984	106.3800	96.01	94,474	1935	1960	0	0	0	38.50	61.50

1 SINGLE FAM – 100% - 2021 Heated Area: 900 HX Base Yr 2021



147 BONNIEVIEW RD, FERNANDINA BEACH

BLD DATE		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		58,102
TOTAL MARKET OB/XF VALUE		9,284
TOTAL LAND VALUE - MARKET		173,850
TOTAL MARKET VALUE		241,236
SOH/AGL Deduction		1,253
ASSESSED VALUE		239,983
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		189,983
TOTAL JUST VALUE		241,236
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		237,125

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E962756	CHNGE SRVC	0	01/01/1996
M961653	H/AC	0	01/01/1996
6829	REMODEL	200	07/17/1990
3467	H/AC	1,500	07/17/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2419/1913	12/11/2020	QC	U	I	11	100
GRANTOR: NELSON DENISE MOORE						
GRANTEE: NELSON DENISE MOORE						
1655/0427	11/18/2009	QC	U	I	11	100
GRANTOR: MOORE ARVEL E JR						
GRANTEE: NELSON DENISE MOORE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W20 S11 W18 S6 DCK=[YR=2009] W6S3W3S4E3S1E6 UST=[YR=2009] S4E8N4 UST=[YR=1993] N4W8S4 E8$ W8$ N8$ S4E8S4E10S9E2 FSP=[YR=1993] S7E6 STR=[YR=2009] S5E4N5W4$ E11N7W17$ E18N34$.

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	0940	SHEDS/PORT	0	100	12	10	120.00	SF	30.00	30.00	100	1990	1990	3	20	720	
5	0511	GARAGE CB-	0	100	28	26	728.00	SF	40.00	40.00	100	1977	1977	3	29	8,445	
6	0810	CONCRETE A	0	100	21	3	63.00	SF	6.50	6.50	100	1977	1977	3	29	119	

LAND DESCRIPTION

TOTAL OB/XF 9,284

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	000115	C	SFR ACRES	100	0006	RS-2	0.00	0.00	3.05	AC		1.00	1.00	0.60	95,000.00	57,000.00	173,850							

REVIEW DATE 01/24/2018 BY DJX Total Acres: 3.05 Total Land Value: 173,850 Market: 0 Agricultural: 0 Common: 173,850 PRINTED 08/02/2023 BY SYS