

LOT 17
IN OR 2137/39
OAK CREST PB 5/135

COOK THOMAS M & MORA MARIA
2038 MARLIN COURT
FERNANDINA BEACH, FL 32034

2023

00-00-30-0410-0017-0000

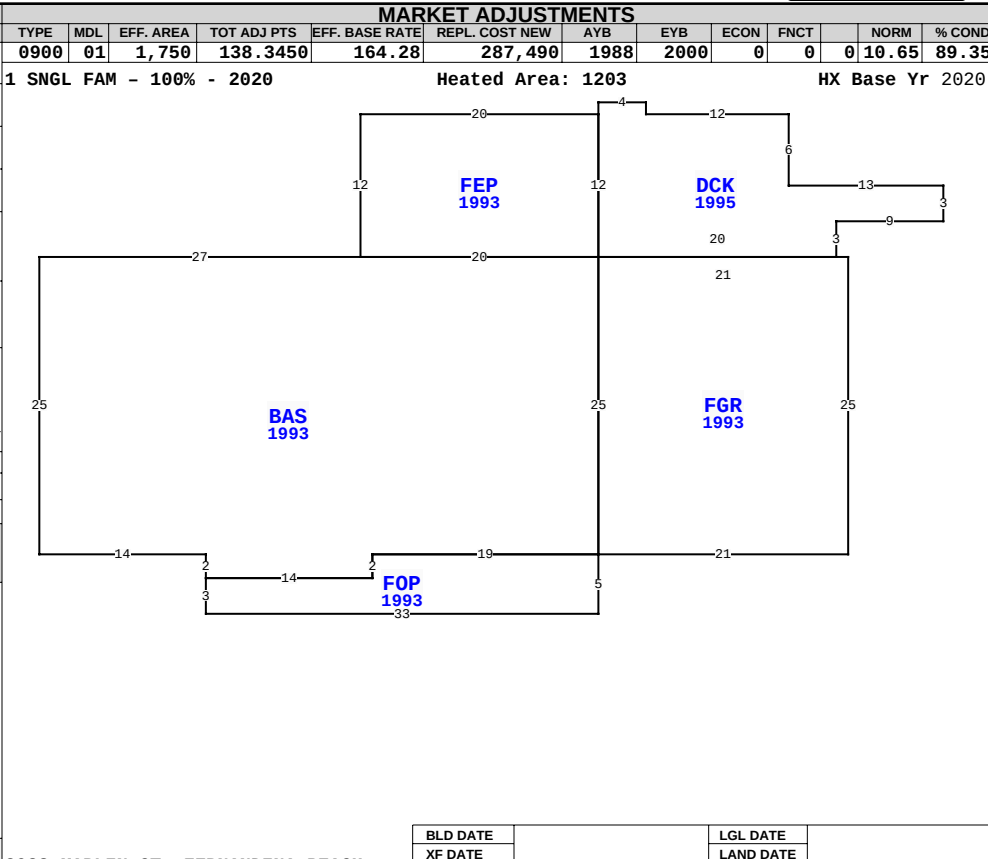


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 70
Exterior Wall	12	CEDAR 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR 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
NEIGHBORHOOD/LOC	2008.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,203	100	1,203	176,582
DCK	247	10	25	3,670
FEP	240	80	192	28,183
FGR	525	55	289	42,421
FOP	137	30	41	6,018
TOTALS	2,352		1,750	256,872

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0 100	16	3	48.00	SF	6.50	6.50	100	1988
2	0810	CONCRETE A	0 100	75	16	1,200.00	SF	6.50	6.50	100	1988
3	0962	SKYLIGHT	0 100	0	0	1.00	UT	250.00	250.00	100	2008
4	0940	SHEDS/PORT	0 100	7	10	70.00	SF	30.00	30.00	100	2009

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100	0006	RG-1	0.00	0.00	1.00	LT	



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

TOTAL OB/XF											
5,794											

NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		256,872	
TOTAL MARKET OB/XF VALUE		5,794	
TOTAL LAND VALUE - MARKET		115,000	
TOTAL MARKET VALUE		377,666	
SOH/AGL Deduction		148,232	
ASSESSED VALUE		229,434	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		179,434	
TOTAL JUST VALUE		377,666	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		391,649	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2137/0039	7/28/2017	WD	Q	I	01
GRANTOR: WALKER JENNIFER J					SALE PRICE
GRANTEE: COOK THOMAS M & MAR					253,000
1641/0091	9/17/2009	WD	Q	I	01
GRANTOR: HEETER CYNTHIA M DUBB					217,000
GRANTEE: WALKER JENNIFER J					

BUILDING NOTES											

BUILDING DIMENSIONS											
DCK=[YR=1995] W13N6W12N1W4S1 FEP=[YR=1993] W20S12											
BAS=[YR=1993] W27S25 E14S2 FOP=[YR=1993] S3E33N5W19S2W14\$											
E14N2E19 FGR=[YR=1993] E21N25W21 S25 \$ N25 W20\$ E20N12\$											
S12E20N3E9 N3\$.											