

PT OF LOT 8 IN OR 1237/753
(EX OR 2169/556)
OAK RIDGE #2 PBK 5/155

BRADLEY JOE B & SUSAN T
1528 BLUE HERON LANE
FERNANDINA BEACH, FL 32034

2023

00-00-30-043B-0008-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 60
Exterior Wall	17	CB STUCCO 40
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	13	LVT/LAMNT 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
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	2008.00
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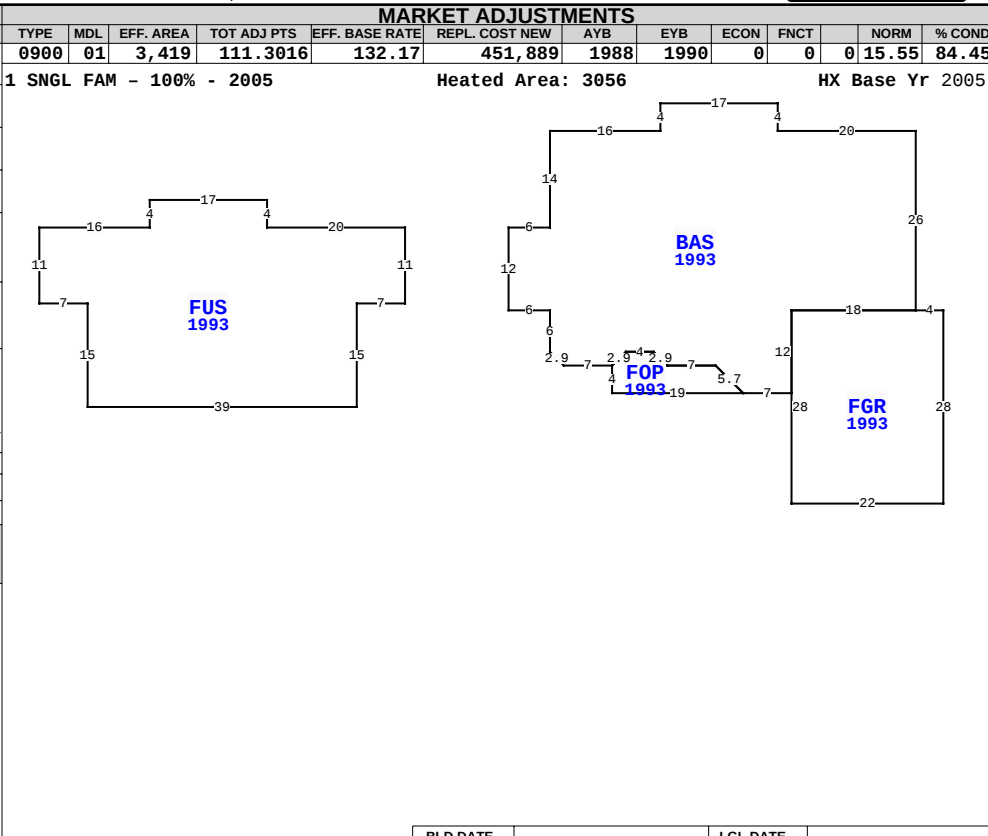
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,820	100	1,820	203,144
FGR	616	55	339	37,839
FOP	80	30	24	2,679
FUS	1,236	100	1,236	137,959
TOTALS	3,752		3,419	381,620

EXTRA FEATURES	
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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	38	3	114.00	SF	6.50	6.50	100	1988	1988	3	57	422	
2	0811	CONCRETE B	0	100	49	16	784.00	SF	5.20	5.20	100	1988	1988	3	57	2,324	
3	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1988	1988	3	66	1,320	
4	1242	WD DECK A	0	100	5	4	20.00	SF	10.00	10.00	100	1988	1988	3	20	40	
5	1242	WD DECK A	0	100	16	10	160.00	SF	13.50	13.50	100	1988	1988	3	20	432	
6	1242	WD DECK A	0	100	12	12	144.00	SF	13.50	13.50	100	1992	1992	3	20	389	

LAND DESCRIPTION			TOTAL OB/XF 4,927														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	000100	C	SFR	100		RG-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	145,000.00	145,000.00	145,000

REVIEW DATE	11/01/2017	BY	DJX
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1528 BLUE HERON LN, FERNANDINA BEACH

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

TOTAL OB/XF 4,927														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ
1	000100	C	SFR	100		RG-1	0.00	0.00	1.00	LT		1.00	1.00	1.00

Total Acres: 0.00	Total Land Value: 145,000	Market: 0	Agricultural: 0
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NASSAU COUNTY PROPERTY										PAGE 1 of 1		8
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VALUATION BY		VALUATION SUMMARY	
Tax Group: 8		Tax Dist:	STANDARD
BUILDING MARKET VALUE			381,620
TOTAL MARKET OB/XF VALUE			4,927
TOTAL LAND VALUE - MARKET			145,000
TOTAL MARKET VALUE			531,547
SOH/AGL Deduction			287,562
ASSESSED VALUE			243,985
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			193,985
TOTAL JUST VALUE			531,547
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			557,351

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7978	NEW CONSTR	2,000	04/02/1992

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	
1237/0753	6/11/2004	WD Q	Q	I		271,000	
GRANTOR: CRUMP PARNELL J JR &							
GRANTEE: BRADLEY JOE B & SUS							
0844/0578	8/09/1998	WD Q	Q	I		186,000	
GRANTOR: POWELL SCOTT & TAMARA							
GRANTEE: CRUMP PARNELL J JR							

BUILDING NOTES							
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BUILDING DIMENSIONS							
FUS=[YR=1993] W20 N4 W17 S4 W16 S11 E7 S15 E39 N15 E7 N11 \$ PTR= E15 BAS=[YR=1993] E6 N14 E16 N4 E17 S4 E20 S26 FGR=[YR=1993] E4 S28 W22 N28 E18 \$ W18 S12 W7 FOP=[YR=1993] W19 N4 U2 R2 E4 D2 R2 E7 D4 R4 \$ U4 L4 W7 U2 L2 W4 L2 D2 W7 U2 L2 N6 W6 N12 \$ W15 \$.							