LOT 12
IN OR 889/374
OAK RIDGE #2 PB 5/155

STOCKSTILL ROBERT J & SANDRA K
1404 BLUE HERON LN
FERNANDINA BEACH, FL 32034

2023

00-00-30-043B-0012-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

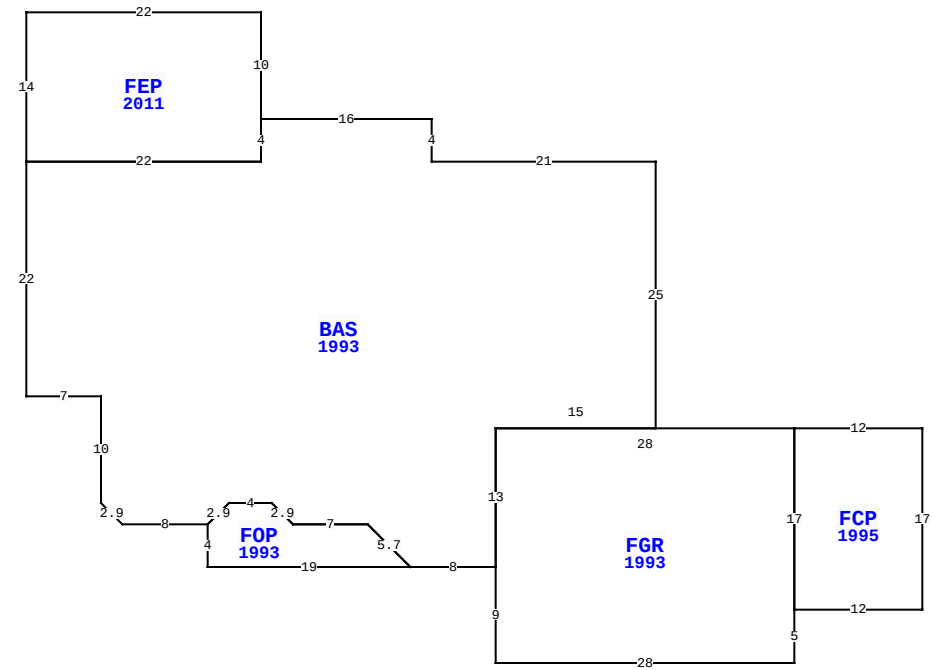
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD 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
NEIGHBORHOOD/LOC	2008.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,877	100	1,877	250,311
FCP	204	25	51	6,801
FEP	308	80	246	32,806
FGR	616	55	339	45,208
FOP	80	30	24	3,201
TOTALS	3,085		2,537	338,327

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,537	129.8304	154.17	391,129	1988	1995	0	0	0	13.50	86.50

1 SNGL FAM – 100% - 1995 Heated Area: 1877 HX Base Yr 1995



1404 BLUE HERON LN, FERNANDINA BEACH

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		338,327
TOTAL MARKET OB/XF VALUE		8,979
TOTAL LAND VALUE - MARKET		145,000
TOTAL MARKET VALUE		492,306
SOH/AGL Deduction		304,948
ASSESSED VALUE		187,358
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		137,358
TOTAL JUST VALUE		492,306
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		511,176

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16218	H/AC	0	05/01/2011
24538	ADDITION	12,030	03/01/2011

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0889/0374	6/29/1999	WD	U	I	01	100
GRANTOR: STOCKSTILL ROBERT JOE						
GRANTEE: STOCKSTILL ROBERT &						
0720/1408	12/27/1994	WD	Q	I		123,000
GRANTOR: BYRD LINDA A						
GRANTEE: STOCKSTILL ROBERT J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W21N4W16 FEP=[YR=2011] N10 W22S14E22N4$ S4W22S22 E7S10 D2 R2 E8 FOP=[YR=1993] S4E19 U4 L4 W7 U2 L2 W4 L2 D2 $ U2 R2 E4 R2 D2 E7 R4 D4 E8 FGR=[YR=1993] S9E28N5 FCP=[YR=1995] E12N17W12S17$ N17W28 S13$ N13E15N25$.

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	0810	CONCRETE A	0	100	0	0	1,465.00	SF	6.50	6.50	100	1988	1988	3	57	5,428	
2	1242	WD DECK A	0	100	0	0	524.00	SF	10.00	10.00	100	1989	1989	3	20	1,048	
3	1242	WD DECK A	0	100	0	0	511.00	SF	10.00	10.00	100	1990	1990	3	20	1,022	
4	0810	CONCRETE A	0	100	0	0	335.00	SF	6.50	6.50	100	1993	1993	3	68	1,481	

LAND DESCRIPTION

TOTAL OB/XF 8,979

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	000100	C	SFR	100	0006	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 Total Acres: 0.00 Total Land Value: 145,000 Market: 0 Agricultural: 0 Common: 145,000 PRINTED 08/02/2023 BY SYS