

5-2N-28 S-4 PT OF LOT 82
1973 NBLTY SW/MH
IN OR 1773/1561

FAGUNDO JORGE & YELENA
406 CASHEN RD
FERNANDINA BEACH, FL 32034

2023

00-00-30-044B-0082-0040



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	02	WALL BOARD 70
Exterior Wall	01	MINIMUM 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 70
Roof Cover	01	MINIMUM 30
Interior Wall	05	DRYWALL 100
Interior Floor	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
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
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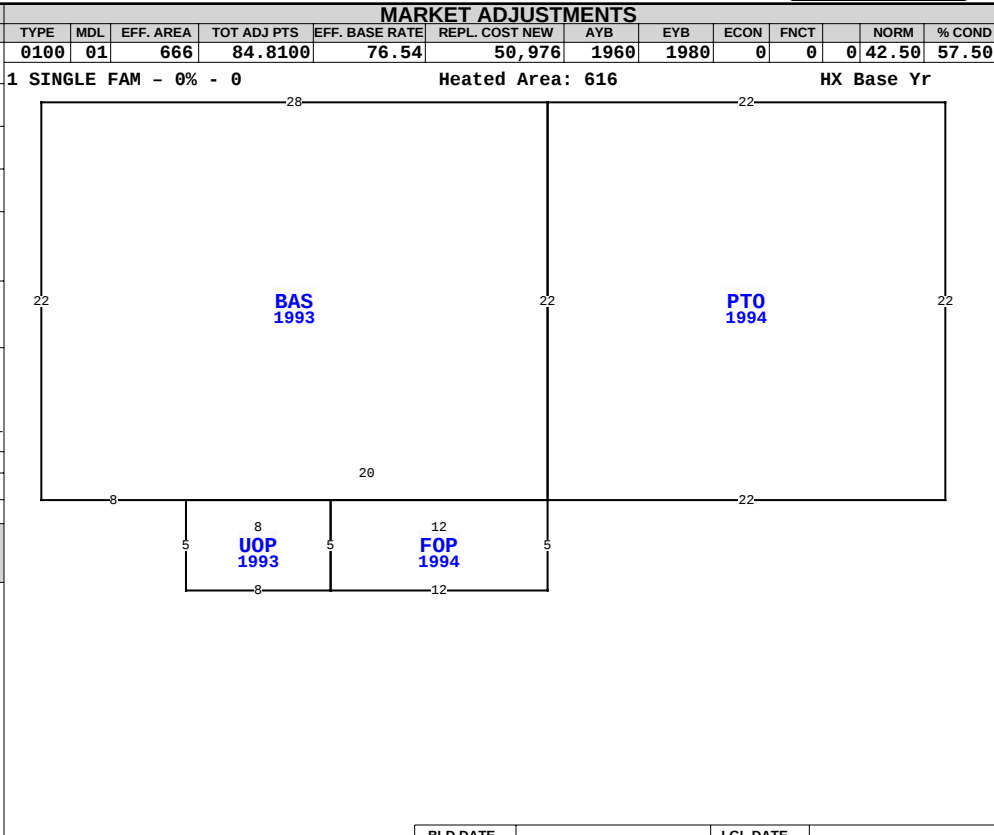
NEIGHBORHOOD/LOC	2021.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	616	100	616	27,111
FOP	60	30	18	792
PTO	484	5	24	1,056
UOP	40	20	8	352

TOTALS	1,200		666	29,311
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0810	CONCRETE A	0	0	10	5	50.00	SF	6.50	6.50	65
2	0940	SHEDS/PORT	0	0	9	10	90.00	SF	18.30	18.30	329
3	0940	SHEDS/PORT	0	0	8	10	80.00	SF	18.30	18.30	293
4	0681	POLE SHED	0	0	10	10	100.00	SF	15.00	15.00	300

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	000100	C	SFR	0	0005	RS-2	100.00	330.00	100.00	FF	



406 CASHEN RD, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY	STANDARD		
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE	38,018		
TOTAL MARKET OB/XF VALUE	987		
TOTAL LAND VALUE - MARKET	150,000		
TOTAL MARKET VALUE	189,005		
SOH/AGL Deduction	95,425		
ASSESSED VALUE	93,580		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	93,580		
TOTAL JUST VALUE	189,005		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	187,634		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1773/1561	11/22/2011	WD	Q	I	02	40,000	
GRANTOR: PURVIS BOBBY E ETAL							
GRANTEE: FAGUNDO JORGE & YEL							

BUILDING NOTES											

BUILDING DIMENSIONS											
PTO=[YR=1994] W22 BAS=[YR=1993] W28 S22 E8 UOP=[YR=1993] S5 E8 FOP=[YR=1994] E12 N5 W12 S5 \$N5 W8 \$ E20 N22 \$ S22 E22 N22 \$.											

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