

LOT 6
IN OR 1510/1756
PLANTATION POINT PB 5/269

ANDERSON BARBARA T
1382 HARRISON POINT TRAIL
FERNANDINA BEACH, FL 32034

2023

00-00-30-0518-0006-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	20	FACE BRICK 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality 06 Quality Level 06

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 03

NEIGHBORHOOD/LOC 3036.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,088	100	2,088	287,727
FGR	449	55	247	34,036
FOP	55	30	16	2,204
FSP	551	40	220	30,316

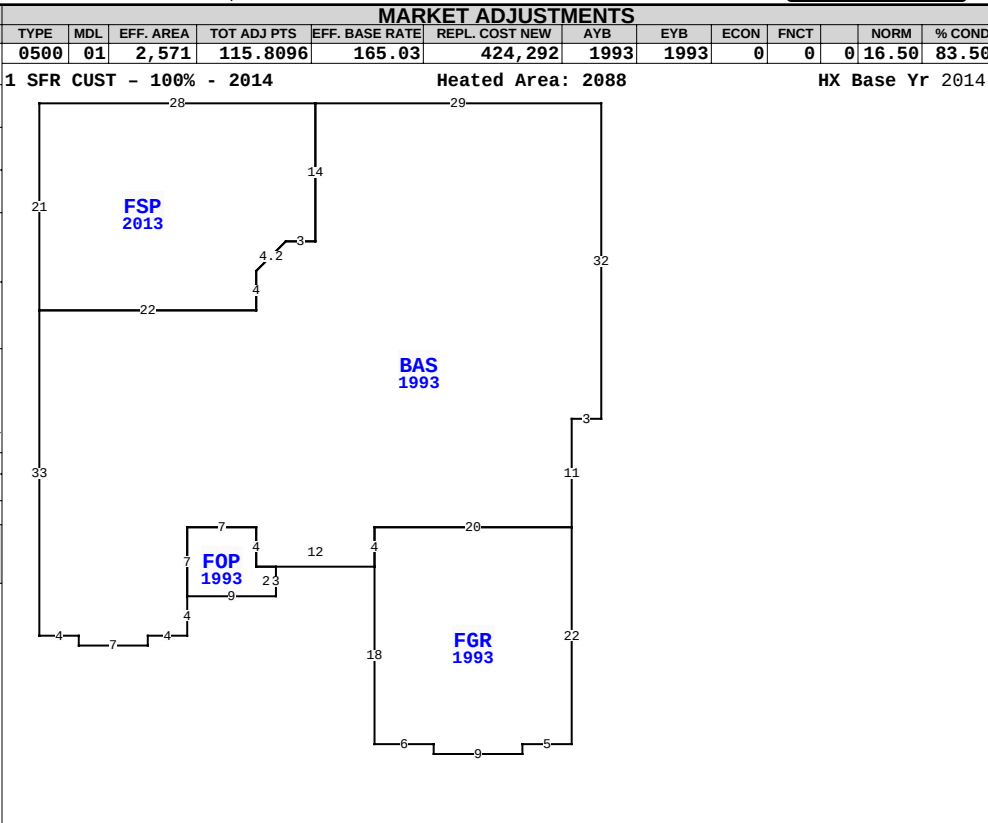
TOTALS 3,143 2,571 354,284

EXTRA FEATURES

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	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1993	1993	3	76	2,660	
2	0812	CONCRETE C	0 100	0	0	1,133.00	SF	4.00	4.00	100	1993	1993	3	68	3,082	
3	0810	CONCRETE A	0 100	0	0	176.00	SF	6.50	6.50	100	1993	1993	3	68	778	
5	0819	CONC 12"	0 100	10	10	100.00	SF	9.50	9.50	100	2013	2013	3	95	903	
6	0810	CONCRETE A	0 100	0	0	246.00	SF	6.50	6.50	100	2013	2013	3	95	1,519	
7	0810	CONCRETE A	0 100	66	3	198.00	SF	6.50	6.50	100	2013	2013	3	95	1,223	

LAND DESCRIPTION

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	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0003	RS-1	0.00	0.00	1.00	UT		1.00	1.00	1.00	350,000.00	350,000.00	350,000							



1382 HARRISON POINT TRL, FERNANDINA BEACH

BLD DATE	XF DATE	LGL DATE	AG DATE

TOTAL OB/XF 10,165

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	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0003	RS-1	0.00	0.00	1.00	UT		1.00	1.00	1.00	350,000.00	350,000.00	350,000							

NASSAU COUNTY PROPERTY

VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE		354,284
TOTAL MARKET OB/XF VALUE		10,165
TOTAL LAND VALUE - MARKET		350,000
TOTAL MARKET VALUE		714,449
SOH/AGL Deduction		399,762
ASSESSED VALUE		314,687
TOTAL EXEMPTION VALUE	HX HB WX	55,000
BASE TAXABLE VALUE		259,687
TOTAL JUST VALUE		714,449
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		495,008

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1327161	REMODEL	7,500	05/01/2013
B1327055	WLK/DECK	1,000	04/01/2013
B9401167	ADDITION	2,321	07/01/1994
8784	NEW CONSTR	83,389	03/23/1993

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1510/1756	7/09/2007	WD	Q	I		380,000

GRANTOR: RASBEARY TIMOTHY W &

GRANTEE: ANDERSON GARY R & B

0795/0547 6/03/1997 WD Q I 170,000

GRANTOR: RICE BARRY D & SUSAN

GRANTEE: RASBEARY TIMOTHY W

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W29 FSP=[YR=2013] W28 S21 E22 N4 R3 U3 E3 N14 \$ S14 W3 D3 L3 S4 W22 S33 E4 S1 E7 N1 E4 N4 FOP=[YR=1993] E9 N3 W2 N4 W7 S7 \$ N7 E7 S4 E12 FGR=[YR=1993] S18 E6 S1 E9 N1 E5 N22W20 S4 \$ N4 E20 N11 E3 N32 \$.