

LONG H VERNON REV LIVING TRUST/LONG MARYLEE W REV
1299 GERBING RD
FERNANDINA BEACH, FL 32034

00-00-30-0760-0025-0020

[illegible]

PT OF LOT 26
IN OR 1742/351
SUB OF S0 PT OF SEC 12

LONG H VERNON REV LIVING TRUST/LONG MARYLEE W REV
1299 GERBING RD
FERNANDINA BEACH, FL 32034

2023

00-00-30-0760-0025-0020



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	07	NONE 100
Interior Floop	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms	0	100
Bathrooms	0	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03

NEIGHBORHOOD/LOC		3027.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,044	100	1,044	16,987
UOP	180	20	36	586
UST	40	45	18	293
UUS	864	50	432	7,029
TOTALS	2,128		1,530	24,895

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
16	0810	CONCRETE A	0 100	41	8	328.00	SF	6.50	6.50
17	0510	GARAGE WD-	0 100	18	18	324.00	SF	35.00	35.00
18	0812	CONCRETE C	0 100	0	0	1,173.00	SF	4.00	4.00
19	0858	SCULP CONC	0 100	0	0	1,495.00	SF	13.00	13.00
20	0830	FLAGSTONE	0 100	0	0	72.00	SF	12.00	12.00
21	0825	BRICK	0 100	0	0	279.00	SF	12.50	12.50
22	0681	POLE SHED	0 100	11	11	121.00	SF	15.00	15.00
23	0835	QUARY TILE	0 100	0	0	71.00	SF	10.00	10.00
24	1076	TRELLIS A	0 100	13	13	169.00	SF	7.50	7.50
25	0462	ST/AL FNC	0 100	0	0	1,311.00	SF	10.00	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
6500	01	1,530	54.0600	18.92	28,948	2010	2010	0	0	0 14.00	86.00

2 GARAGE RES - 100% - 0

Heated Area: 1044

HX Base Yr

18

18

10

10

18

24

36

34

UOP

2010

BAS

2010

4

10

10

4

32

24

36

24

JST

2010

UUS

2010

BLD DATE		LGL DATE
XF DATE		LAND DATE

1299 GERBING RD, FERNANDINA BEACH

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

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
16	0810	CONCRETE A	0 100	41	8	328.00	SF	6.50	6.50	100	1980	1980	3	35	746	
17	0510	GARAGE WD-	0 100	18	18	324.00	SF	35.00	35.00	100	1985	1985	3	20	2,268	
18	0812	CONCRETE C	0 100	0	0	1,173.00	SF	4.00	4.00	100	1985	1985	3	49.5	2,323	
19	0858	SCULP CONC	0 100	0	0	1,495.00	SF	13.00	13.00	100	1985	1985	3	82	15,937	
20	0830	FLAGSTONE	0 100	0	0	72.00	SF	12.00	12.00	100	1985	1985	3	49.5	428	
21	0825	BRICK	0 100	0	0	279.00	SF	12.50	12.50	100	1985	1985	3	82	2,860	
22	0681	POLE SHED	0 100	11	11	121.00	SF	15.00	15.00	100	1990	1990	3	20	363	
23	0835	QUARY TILE	0 100	0	0	71.00	SF	10.00	10.00	100	1990	1990	3	62	440	
24	1076	TRELLIS A	0 100	13	13	169.00	SF	7.50	7.50	100	2000	2000	3	27	342	
25	0462	ST/AL FNC	0 100	0	0	1,311.00	SF	10.00	10.00	100	2004	2004	3	40	5,244	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS

NASSAU COUNTY PROPERTY									
PAGE 2 of 3									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 8					Tax Dist:				
BUILDING MARKET VALUE					272,081				
TOTAL MARKET OB/XF VALUE					82,055				
TOTAL LAND VALUE - MARKET					966,000				
TOTAL MARKET VALUE					1,320,136				
SOH/AGL Deduction					1,021,727				
ASSESSED VALUE					298,409				
TOTAL EXEMPTION VALUE					HX HB 50,000				
BASE TAXABLE VALUE					248,409				
TOTAL JUST VALUE					1,320,136				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					948,164				

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number		DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE		
1742/0351		5/13/2011	WD	U	I	11	100		
GRANTOR: LONG H VERNON JR & MA									
GRANTEE: LONG H VERNON JR &									
1738/1512		5/13/2011	WD	U	I	30	100		
GRANTOR: LONG H VERNON & MARYL									
GRANTEE: LONG H VERNON JR &									

BUILDING NOTES									

BUILDING DIMENSIONS									
UOP=[YR=2010] W18 BAS=[YR=2010] W18 S34 E36 N24 W18 N10\$ S10 E18 N10\$ PTR=E15 UST=[YR=2010] E4 S10 UUS=[YR=2010] E32 S24 W36 N24 E4\$ W4 N10\$ W15\$.									

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