

PT OF N1/2 OF LOT 13
IN OR 2503/1570& ESMT IN
OR 1658/249 (EX ESMT IN

EVANS 2021 REAL ESTATE TRUST/SEARS STACI DENISE E
204 DEER CREEK LANE
GREENVILLE, NC 27834

2023

00-00-30-0780-0013-0060



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structure	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 80
Interior Floor	19	MARBLE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	4.5	100
Frame	02	WOOD FRAME 100
Stories	2.	100
Units	0	100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
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DOR CODE	0100	SINGLE FAMILY
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MAP NUM		MKT AREA	03
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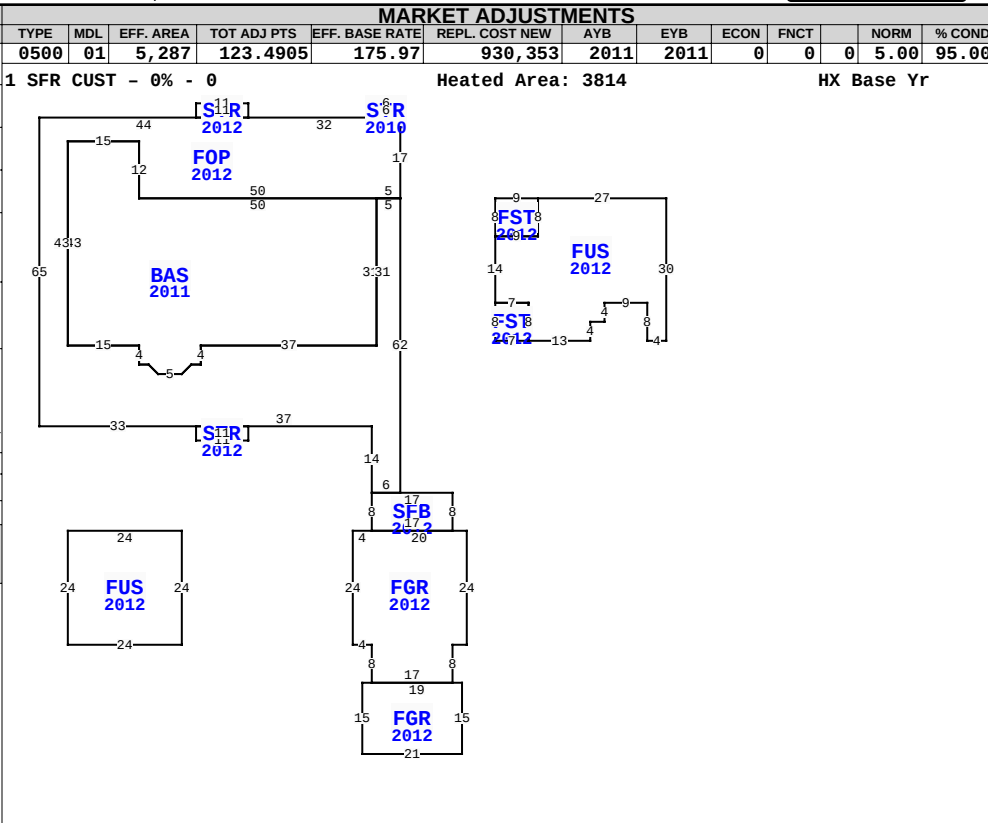
NEIGHBORHOOD/LOC	3028.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,261	100	2,261	377,975
FGR	315	55	173	28,921
FGR	712	55	392	65,531
FOP	2,763	30	829	138,585
FST	56	55	31	5,182
FST	72	55	40	6,687
FUS	576	100	576	96,291
FUS	868	100	868	145,105
SFB	136	80	109	18,222
STR	18	10	2	334
TOTALS	7,843		5,287	883,835

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION

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	0	0	0	2.00	UT	3,500.00	3,500.00	100	2011	2011	3	95	6,650	
2	0855	CONC PAVER	0	0	0	0	4,685.00	SF	7.00	7.00	100	2011	2011	3	93	30,499	
3	0855	CONC PAVER	0	0	0	0	1,540.00	SF	7.00	7.00	100	2011	2011	3	93	10,025	
4	0462	ST/AL FNC	0	0	0	0	1,548.00	SF	10.00	10.00	100	2011	2011	3	68	10,526	
5	1075	TRELLIS G	0	0	26	6	156.00	SF	52.50	52.50	100	2011	2011	3	68	5,569	
6	0350	CARPORT WD	0	0	22	22	484.00	SF	39.00	39.00	100	2011	2011	3	55	10,382	
7	0092	AUTO GATE	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2011	2011	3	55	1,925	
8	0855	CONC PAVER	0	0	0	0	304.00	SF	7.00	7.00	100	2012	2012	3	94	2,000	

LAND DESCRIPTION		
L N	USE CODE	CLS
1	000115	C



1500 SCOTT RD, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF		
77,576		

NASSAU COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY	STANDARD	
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE	883,835	
TOTAL MARKET OB/XF VALUE	77,576	
TOTAL LAND VALUE - MARKET	282,500	
TOTAL MARKET VALUE	1,243,911	
SOH/AGL Deduction	126,664	
ASSESSED VALUE	1,117,247	
TOTAL EXEMPTION VALUE	0	
BASE TAXABLE VALUE	1,117,247	
TOTAL JUST VALUE	1,243,911	
INCOME VALUE	0	
PREVIOUS YEAR MKT VALUE	1,015,679	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R12925	REPAIR/RRF	0	06/01/2012
B1225942	GAR/BAYWIN	15,348	04/01/2012
C23391	CO ISSUED	0	04/27/2011
B24466	XFOB	2,000	03/01/2011
R12511	REPAIR/RRF	8,000	12/01/2010
B24027	ADDITION	25,670	10/01/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2503/1570	9/29/2021	QC U	I	11		100
GRANTOR: EVANS CHARLES R LIVIN						
GRANTEE: EVANS 2021 REAL EST						
2349/0551	3/19/2020	QC U	I	11		100
GRANTOR: EVANS BARBARA M LIVIN						
GRANTEE: EVANS CHARLES R LIV						

BUILDING NOTES		

BUILDING DIMENSIONS		
BAS=[YR=2011] W50 N12 W15 S43 E15 S4 E2 D2 R2 E5 U2 R2 E2 N4 E37 N31 \$ FOP=[YR=2012] E5 N17 STR=[YR=2010] N3W6 S3E6\$ W32 STR=[YR=2012] N3W11S3E11\$ W44 S65 E33 STR=[YR=2012] S3E11N3W11 \$ E37 S14 SFB=[YR=2012] S8 FGR=[YR=2012] W4 S24 E4 S8 FGR=[YR=2012] W2 S15 E21 N15 W19\$ E17 N8 E3 N24 W20 \$ E17N8W17\$ E6 N62 W5 S31 W37 S4 W2 D2 L2 W5 U2 L2 W2 N4 W15 N43 E15 S12 E50\$ PTR=W65 S70 FUS=[YR=2012] S24E24N24W24\$ E65 N70\$ PTR=E25 FST=[YR=2012] E9 FUS=[YR=2012] E27S30 W4 N8 W9 S4 W3 S4 W13 FST=[YR=2012] W7 N8 E7 S8\$ N8 W7 N14E9 N8\$ S8 W9 N8\$ W25\$.		