MINERAL RIGHTS ONLY 11.22AC
PARCEL 1-1 OF SUB OF SEC 30 &
BLOCK 236 LOT 8-10 & BLOCK 237

TRIANGLE INVESTMENT LIMITED PARTNERSHIP
C/O LDI CONSULTANTS INC, 881 SPRINGDALE ROAD
ATLANTA, GA 30306

2023

00-00-30-0800-000M-0011

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9300	SUB-SURFACE RIGHTS	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

NECTARINE ST, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

PAGE 1 of 1 5

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 5	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	112
TOTAL MARKET VALUE	112
SOH/AGL Deduction	0
ASSESSED VALUE	112
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	112
TOTAL JUST VALUE	112
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	112

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	009300	C	PETROLEUM	0			0.00	0.00	11.22	AC		1.00	1.00	1.00	10.00	10.00	112							

REVIEW DATE 03/02/2022 BY DC Total Acres: 11.22 Total Land Value: 112 Market: 0 Agricultural: 0 Common: 112 PRINTED 08/02/2023 BY SYS