LOT 10
IN OR 766 PG 1176
OCEAN WALK PB 5/373

SILVER VALERIE B
4937 SPANISH OAKS CIRCLE
FERNANDINA BEACH, FL 32034

2023

00-00-30-155W-0010-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Quality	04	Quality Level 04

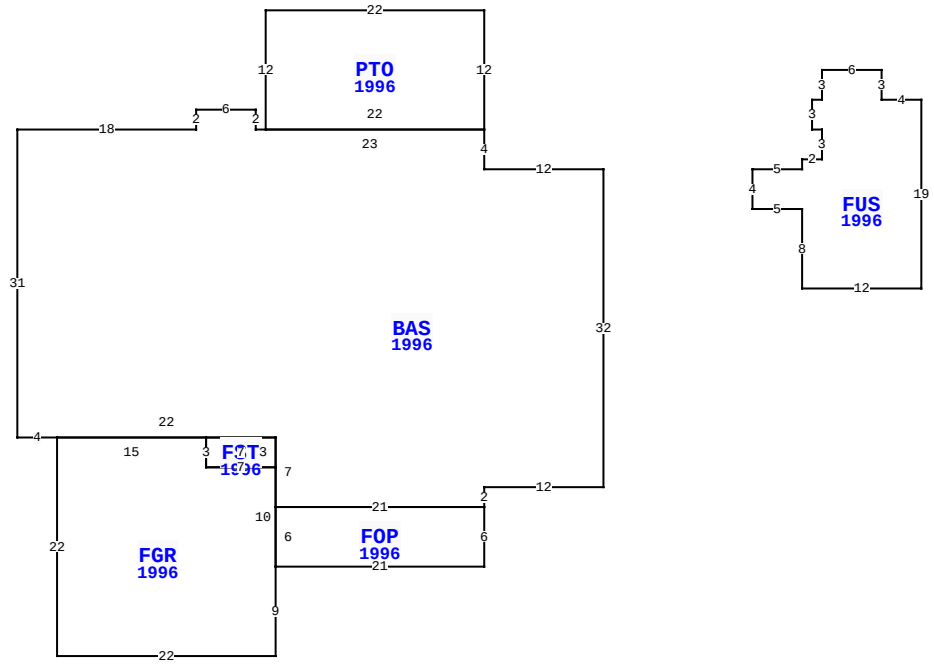
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 03
NEIGHBORHOOD/LOC 3033.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,000	100	2,000	307,127
FGR	463	55	255	39,159
FOP	126	30	38	5,835
FST	21	55	12	1,843
FUS	257	100	257	39,466
PTO	264	5	13	1,997
TOTALS	3,131		2,575	395,426

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	11	2,575	148.6426	176.51	454,513	1996	1996	0	0	0	13.00	87.00

1 SNGL FAM – 100% - 1997 Heated Area: 2257 HX Base Yr 1997



4937 SPANISH OAKS CIR, FERNANDINA BEACH

BLD DATE	03/03/2023 NW	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		395,426
TOTAL MARKET OB/XF VALUE		7,733
TOTAL LAND VALUE - MARKET		250,000
TOTAL MARKET VALUE		653,159
SOH/AGL Deduction		426,015
ASSESSED VALUE		227,144
TOTAL EXEMPTION VALUE	HX HB WX	55,000
BASE TAXABLE VALUE		172,144
TOTAL JUST VALUE		653,159
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		567,109

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9602507	NEW CONSTR	92,000	01/01/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0766/1176	7/26/1996	WD	Q	I		184,700
GRANTOR: ATLANTIC BUILDERS INC						
GRANTEE: SILVER STEPHEN & VA						
0702/0751	4/14/1994	WD	U	V	09	61,100
GRANTOR: CRISP BROTHERS INC						
GRANTEE: ATLANTIC BUILDERS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1996] W12 N4 PTO=[YR=1996] N12 W22 S12 E22 $ W23 N2 W6 S2 W18 S31 E4 FGR=[YR=1996] S22 E22 N9 FOP=[YR=1996] E21 N6 W21 S6 $ N10 FST=[YR=1996] N3 W7 S3 E7 $ W7 N3 W15 $ E22 S7 E21 N2 E12 N32 $ PTR= E15 FUS=[YR=1996] E5 N1 E2 N3 W1 N3 E1 N3 E6 S3 E4 S19 W12 N8 W5 N4 $ W15 $.

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
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1996	1996	3	80	2,800	
2	0812	CONCRETE C	0	100	0	0	1,080.00	SF	4.00	4.00	100	1996	1996	3	73	3,154	
3	0810	CONCRETE A	0	100	51	3	153.00	SF	6.50	6.50	100	1996	1996	3	73	726	
4	0810	CONCRETE A	0	100	0	0	63.00	SF	6.50	6.50	100	1996	1996	3	73	299	
5	0810	CONCRETE A	0	100	53	3	159.00	SF	6.50	6.50	100	1996	1996	3	73	754	

LAND DESCRIPTION

TOTAL OB/XF 7,733

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	000100	C	SFR	100		RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	250,000.00	250,000.00	250,000							

REVIEW DATE 04/14/2020 BY DJA Total Acres: 0.00 Total Land Value: 250,000 Market: 0 Agricultural: 0 Common: 250,000 PRINTED 08/02/2023 BY SYS