

BLOCK 16 LOT 6A
AMELIA PARK PHASE 1 UNIT 5
PB 6/295

DOTY RICHARD L & ROSE ANN L/E/
1556 RUSKIN LANE
FERNANDINA BEACH, FL 32034

2023

00-00-31-102P-0016-06A0



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 80
Exterior Wall	23	REINF CONC 20
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	15	HARDTILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100

Quality 06 Quality Level 06
DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 01

NEIGHBORHOOD/LOC 1031.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,106	100	1,106	224,659
FGR	450	55	248	50,376
FOP	32	30	10	2,032
FOP	120	30	36	7,312
FUS	1,014	100	1,014	205,971
TOTALS	2,722		2,414	490,349

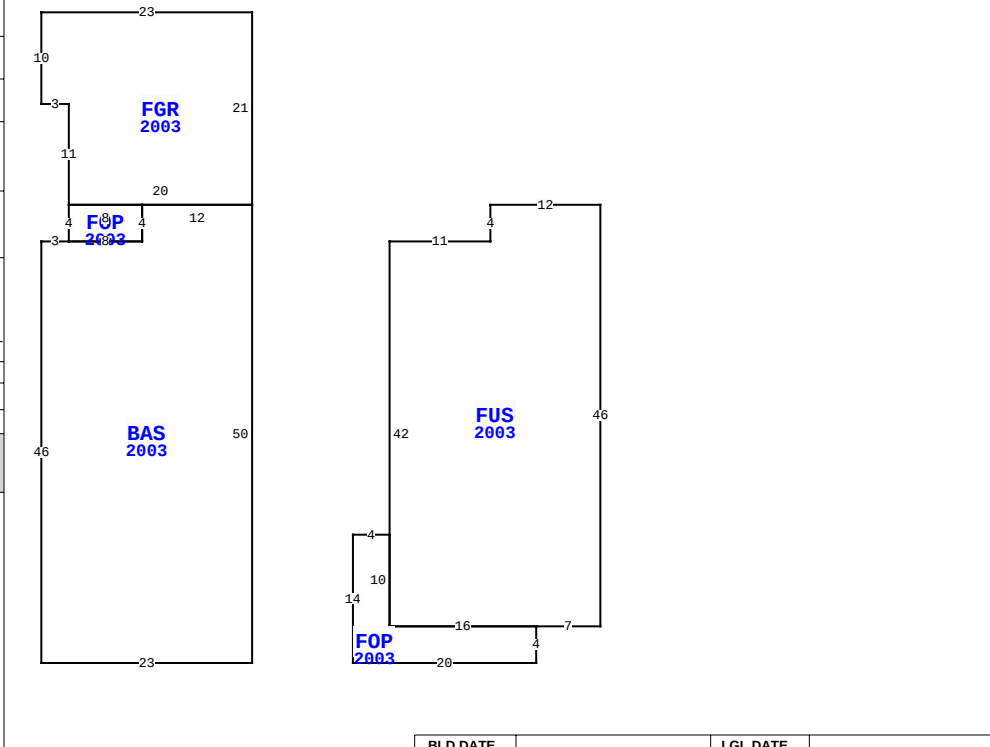
EXTRA FEATURES

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	0966	FIRE SPRNK	0 100	0	0	2,120.00	SF	4.50	4.50	100	2003	2003	3	84	8,014	
2	1131	REINFR 8	0 100	38	3	114.00	SF	11.03	11.03	100	2003	2003	3	96	1,207	
3	0855	CONC PAVER	0 100	0	0	255.00	SF	10.00	10.00	100	2003	2003	3	84	2,142	
4	1126	CB/STC 8"	0 100	13	5	65.00	SF	8.00	8.00	100	2003	2003	3	84	437	
5	0810	CONCRETE A	0 100	15	8	120.00	SF	13.00	13.00	100	2003	2003	3	84	1,310	
6	0810	CONCRETE A	0 100	6	3	18.00	SF	6.50	6.50	100	2003	2003	3	84	98	
7	0810	CONCRETE A	0 100	16	24	384.00	SF	6.50	6.50	100	2003	2003	3	84	2,097	
8	0911	SCRN RM A	0 100	15	8	120.00	SF	17.50	17.50	100	2004	2004	3	24	504	

LAND DESCRIPTION			TOTAL OB/XF 15,809													
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
1	000100	C	SFR	100		PUD	0.00	0.00	28.00	FF		1.00	1.00	1.00	3,000.00	3,000.00

REVIEW DATE 04/09/2018 BY DJX

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0320	12	2,414	236.2584	224.45	541,822	2003	2003	0	0
1 TOWNHOUSE - 100% - 2020					Heated Area: 2120		HX Base Yr 2020		



1556 RUSKIN LN, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		490,349	
TOTAL MARKET OB/XF VALUE		15,809	
TOTAL LAND VALUE - MARKET		84,000	
TOTAL MARKET VALUE		590,158	
SOH/AGL Deduction		217,397	
ASSESSED VALUE		372,761	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		322,761	
TOTAL JUST VALUE		590,158	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		471,290	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20022056	NEW CONSTR	152,000	11/29/2002

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2469/1169	6/10/2021	QC	U	I	11
GRANTOR: DOTY RICHARD L & ROSE					SALE PRICE
GRANTEE: DOTY DANIEL S					100
2275/1640	5/21/2019	WD	Q	I	02
GRANTOR: SCHACHTER DIANA & SUS					445,000
GRANTEE: DOTY RICHARD L & RO					

BUILDING NOTES

BUILDING DIMENSIONS
FGR=[YR=2003] W23 S10 E3 S11 FOP=[YR=2003] S4 BAS=[YR=2003] W3 S46 E23 N50 W12 S4 W8 \$ E8 N4 W8 \$ E20 N21 \$ PTR=S25E15
FUS=[YR=2003] E11 N4 E12 S46 W7 FOP=[YR=2003] S4 W20 N14 E4 S10 E16 \$ W16 N42 \$ N25W15 \$.