

BLK 27 LOT 9
ASKINS OCEAN CITY BEACH R/P OF
BLK 27 PBK 0/57

WT HOWELL REAL ESTATE HOLDINGS LLC
PO BOX 127
EASTMAN, GA 31023

2023

00-00-31-1041-0027-0090



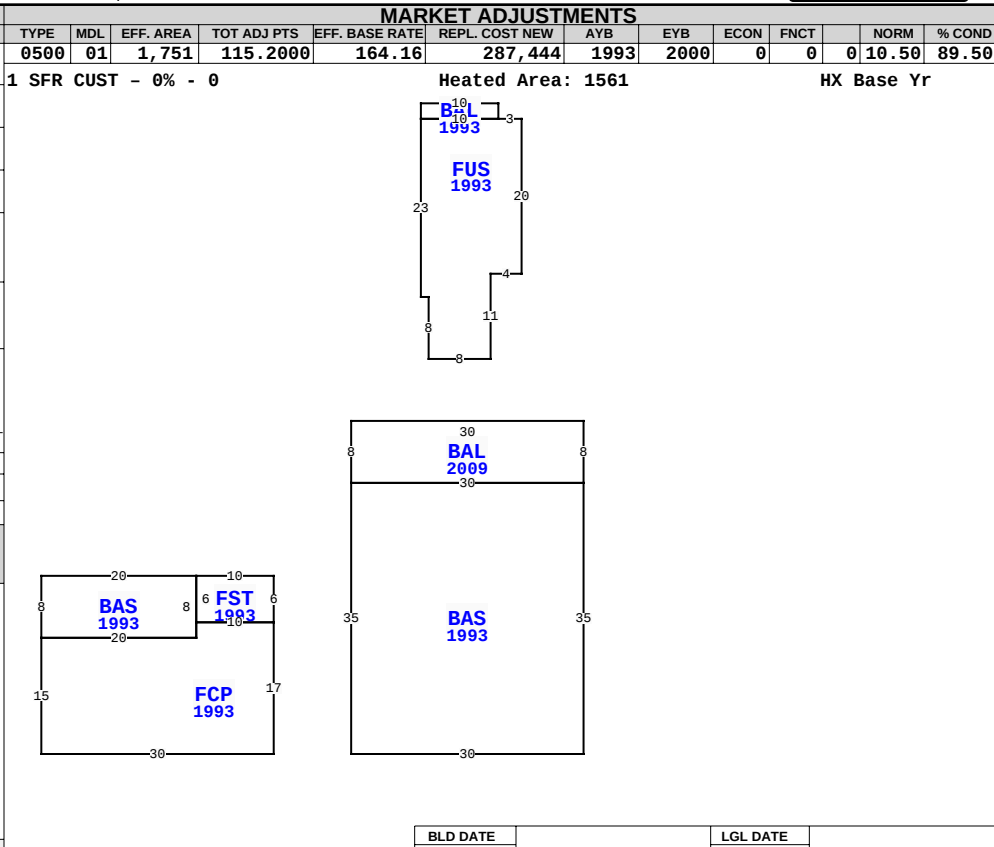
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	07	SPECIAL 100
Stories	2.5	2.5 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1051.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAL	20	15	3	440
BAL	240	15	36	5,289
BAS	160	100	160	23,508
BAS	1,050	100	1,050	154,269
FCP	470	25	118	17,337
FST	60	55	33	4,848
FUS	351	100	351	51,570
TOTALS	2,351		1,751	257,262

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0	0	0	975.00	SF	6.50	6.50	100	1993
2	0416	DUNEWALKS	0	0	40	160.00	SF	15.00	15.00	100	1993
3	1242	WD DECK A	0	0	12	372.00	SF	4.00	4.00	100	2010

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000120	C	SFR OCN FT	0	0006	R-1	50.00	70.00	50.00	FF	1.00



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NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 2						Tax Dist:					
BUILDING MARKET VALUE						257,262					
TOTAL MARKET OB/XF VALUE						5,534					
TOTAL LAND VALUE - MARKET						750,000					
TOTAL MARKET VALUE						1,012,796					
SOH/AGL Deduction						0					
ASSESSED VALUE						1,012,796					
TOTAL EXEMPTION VALUE						0					
BASE TAXABLE VALUE						1,012,796					
TOTAL JUST VALUE						1,012,796					
NCON VALUE						0					
INCOME VALUE						0					
PREVIOUS YEAR MKT VALUE						1,020,043					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20121535	RE - ROOF	7,000	07/30/2012
20111527	H/AC	4,800	09/02/2011
2011182	9 WINDOWS & SIDIN	16,610	07/20/2010
20090905	REMODEL	4,000	07/10/2009
20041838	REROOF W/SHINGLES	3,000	10/12/2004
7335	NEW CONSTR	53,690	09/24/1992

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2490/1217	8/23/2021	QC	U	I	11	100
GRANTOR: WT HOWELL & SONS INC						
GRANTEE: W.T. HOWELL REAL ES						
1646/0763	10/27/2009	WD	Q	I	01	695,000
GRANTOR: RUSSELL JERRY L						
GRANTEE: WT HOWELL & SONS IN						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAL=[YR=2009] W30 S8 BAS=[YR=1993] S35 E30 N35 W30\$ E30 N8\$ PTR=W70S20 BAS=[YR=1993] E20 FST=[YR=1993] E10 S6 FCP=[YR=1993] S17 W30 N15 E20 N2 E10 \$ W10 N6\$ S8 W20 N8\$ N20E70\$ PTR=N8W12 FUS=[YR=1993] N11 E4 N20 W3 BAL=[YR=1993] N2 W10 S2 E10\$ W10 S23E1 S8 E8\$ E12S8\$.											