

DIMSDALE CHARLES D & JULIE L/CASEY HARRISON
495 KLONDIKE ROAD
HAWKINSVILLE, GA 31036

00-00-31-114B-0001-0060

NASSAU COUNTY PROPERTY										PAGE 1 of 1		2			
VALUATION SUMMARY															
VALUATION BY								STANDARD							
Tax Group: 2								Tax Dist:							
BUILDING MARKET VALUE								253,334							
TOTAL MARKET OB/XF VALUE								9,271							
TOTAL LAND VALUE - MARKET								200,000							
TOTAL MARKET VALUE								462,605							
SOH/AGL Deduction								134,892							
ASSESSED VALUE								327,713							
TOTAL EXEMPTION VALUE								0							
BASE TAXABLE VALUE								327,713							
TOTAL JUST VALUE								462,605							
NCON VALUE								0							
INCOME VALUE															
PREVIOUS YEAR MKT VALUE								403,028							
PERMIT NUM				DESCRIPTION				AMT				ISSUED			
20070956				REPAIR/RRF				4,850				05/31/2007			
P040656				REMODEL				3,000				04/05/2004			
SALES DATA															
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE							
2646/1704		6/08/2023		WD	Q	I	01	675,000							
GRANTOR: MARSEGLIA CHRIS M & L															
GRANTEE: DIMSDALE CHARLES D															
0488/0704		5/01/1986		WD	U	I		94,500							
GRANTOR:															
GRANTEE:															
BUILDING NOTES															
BUILDING DIMENSIONS															
FUS=[YR=1993;ORIG=11,-4] E19 S4 E19 S26 W8 S8 W11 N22 W8 S18 W11 N34 \$															
BAS=[YR=1993;ORIG=0,0] W11 W8 N4 W11 W8 S20 E8 S3 E3 S3 E8 N2 E8 S3 E3 S3 E8 N26 \$															
FGR=[YR=1993;ORIG=-38,16] S20 E11 N7 N10 W3 N3 W8 \$															
FGR=[YR=1993;ORIG=-19,29] S11 E11 N7 N10 W3 N3 W8 S9 \$															
PT0=[YR=1993;ORIG=-11,0] N8 W8 S8 E8 \$															
PT0=[YR=1993;ORIG=-30,-4] N8 W8 S8 E8 \$															
FOP=[YR=1993;ORIG=-27,29] E8 N7 W8 S7 \$															
FOP=[YR=1993;ORIG=-8,33] E8 N7 W8 S7 \$															
PTR=[ORIG=0,0] E10 W10 \$															
ND LUE		OTHER ADJUSTMENTS AND NOTES		YEAR		DENSITY		DECL		FRZ		YR		CONSRV	
00,000															
Common: 200,000														PRINTED 08/02/2023 BY SYS	