BLOCK 1 LOT 5
AMELIA PARK TOWN CENTER
BLOCKS 1 & 4 PBK 8/185

CARROLL NOEL J
1783 AZALEA ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-127P-0001-0050

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 70
Interior Floo	14	CARPET 30
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.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05

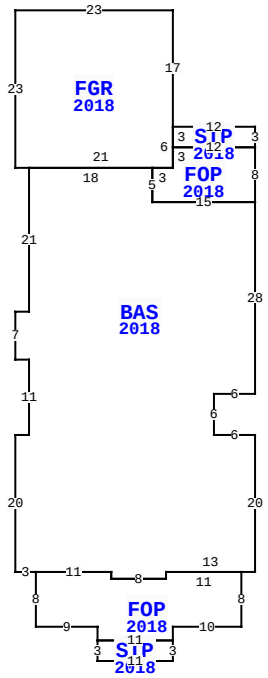
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 01
NEIGHBORHOOD/LOC 1031.100

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,898	100	1,898	347,789
FGR	529	55	291	53,323
FOP	111	30	33	6,047
FOP	254	30	76	13,926
STP	33	10	3	550
STP	36	10	4	733
TOTALS	2,861		2,305	422,367

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	2,305	130.5458	186.03	428,799	2018	2018	0	0	0	1.50	98.50

1 SFR CUST – 100% - 2020 Heated Area: 1898 HX Base Yr 2020



1783 AZALEA ST, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		422,367
TOTAL MARKET OB/XF VALUE		3,633
TOTAL LAND VALUE - MARKET		135,000
TOTAL MARKET VALUE		561,000
SOH/AGL Deduction		109,775
ASSESSED VALUE		451,225
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		401,225
TOTAL JUST VALUE		561,000
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		528,147

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20172130	CO ISSUED	0	02/28/2018
20172130	NEW CONSTR	247,405	07/12/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2314/0109	10/21/2019	QC	U	I	11	100
GRANTOR: CARROLL NOEL J & BERN						
GRANTEE: CARROLL NOEL J						
2184/0732	3/16/2018	WD	Q	I	02	520,000
GRANTOR: RIVERSIDE HOMES OF NO						
GRANTEE: CARROLL NOEL J & BE						

BUILDING NOTES

BUILDING DIMENSIONS

STP=[YR=2018] W12 FGR=[YR=2018] N17 W23 S23 E2 BAS=[YR=2018] S21 W2 S7 E2 S11 W2 S20 E3 FOP=[YR=2018] S8 E9 S2 STP=[YR=2018] S3 E11 N3 W11$ E11N2 E10 N8 W11 S1 W8 N1 W11$ E11 S1 E8 N1 E13 N20 W6 N6 E6 N28 FOP=[YR=2018] N8 W12 S3 W3 S5 E15$ W15 N5 W18$ E21 N6$ S3 E12 N3$.

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	0825	BRICK	0	100	0	0	84.00	SF	12.50	12.50	100	2018	2018	3	99	1,040	
2	0855	CONC PAVER	0	100	0	0	300.00	SF	7.00	7.00	100	2018	2018	3	98	2,058	
3	0855	CONC PAVER	0	100	0	0	78.00	SF	7.00	7.00	100	2018	2018	3	98	535	

LAND DESCRIPTION

TOTAL OB/XF 3,633

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			0.00	0.00	45.00	FF		1.00	1.00	1.00	3,000.00	3,000.00	135,000							

REVIEW DATE 03/12/2018 BY DJ Total Acres: 0.00 Total Land Value: 135,000 Market: 0 Agricultural: 0 Common: 135,000 PRINTED 08/02/2023 BY SYS