

LOT 12
IN OR 2214/1525
FOREST HILLS # 1 PB 2/76

PALMER LEIGH M & JOSPEH S III
5 ILAN CIR
FERNANDINA BEACH, FL 32034

2023

00-00-31-128A-0012-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floo	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	1	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1007.00		

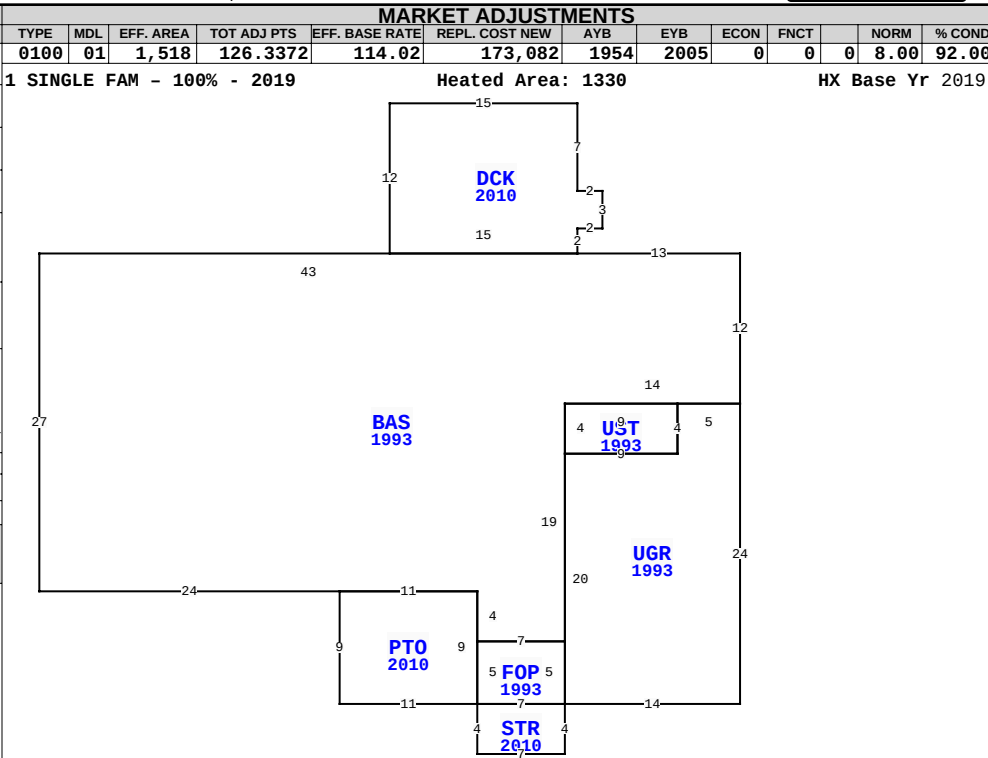
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,330	100	1,330	139,515
DCK	186	10	19	1,993
FOP	35	30	10	1,049
PTO	99	5	5	524
STR	28	10	3	315
UGR	300	45	135	14,162
UST	36	45	16	1,678

TOTALS	2,014		1,518	159,235
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	0500	FP-PRE FAB	0	100	0	0		1.00	UT 3,500.00	3,500.00	100	1954	1954	3	20	700
3	0810	CONCRETE A	0	100	0	0		871.00	SF 6.50	6.50	100	1977	1977	3	29	1,642
6	0810	CONCRETE A	0	100	3	6		18.00	SF 6.50	6.50	100	1977	1977	3	29	34

LAND DESCRIPTION																
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	0006	R-1	110.00	140.00	1.00	LT		1.00	1.00	1.00	225,000.00	225,000.00

REVIEW DATE 09/25/2018 BY DJ



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

TOTAL OB/XF																
2,376																

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2,376																

Total Acres: 0.00 Total Land Value: 225,000 Market: 0 Agricultural: 0 Common: 225,000

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		159,235	
TOTAL MARKET OB/XF VALUE		2,376	
TOTAL LAND VALUE - MARKET		225,000	
TOTAL MARKET VALUE		386,611	
SOH/AGL Deduction		167,125	
ASSESSED VALUE		219,486	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		169,486	
TOTAL JUST VALUE		386,611	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		336,122	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20111358	H/AC	2,500	08/12/2011
20033712	REPAIR/RRF	4,000	08/21/2003
20033631	REMODEL	10,000	08/06/2003
5035	REPAIR/RRF	2,600	10/05/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2214/1525	7/30/2018	WD	Q	I	01	315,000
GRANTOR: ROBERTSON GUY G & MIC						
GRANTEE: PALMER LEIGH M & JO						
1681/0526	6/08/2010	WD	Q	I	02	158,000
GRANTOR: SURIANO VIOLA E						
GRANTEE: ROBERTSON GUY G & M						

BUILDING NOTES																
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BUILDING DIMENSIONS																
BAS=[YR=1993] W13 DCK=[YR=2010] N2E2N3W2N7 W15S12E15\$ W43 S27 E24 PTO=[YR=2010] S9E11 N9W11\$ E11S4 FOP=[YR=1993] S5 STR=[YR=2010] S4E7N4W7\$ E7 UGR=[YR=1993] E14 N24 W5 UST=[YR=1993] W9 S4 E9N4\$ S4 W9 S20 \$ N5W7\$ E7 N19 E14 N12\$																

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