

LOT 24
IN OR 2229/991
HIGHLAND DUNES PB 7/311

DALLMAN JEFFRY P & LAURA F
1615 HIGHLAND DUNES WAY
FERNANDINA BEACH, FL 32034

2023

00-00-31-1375-0024-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
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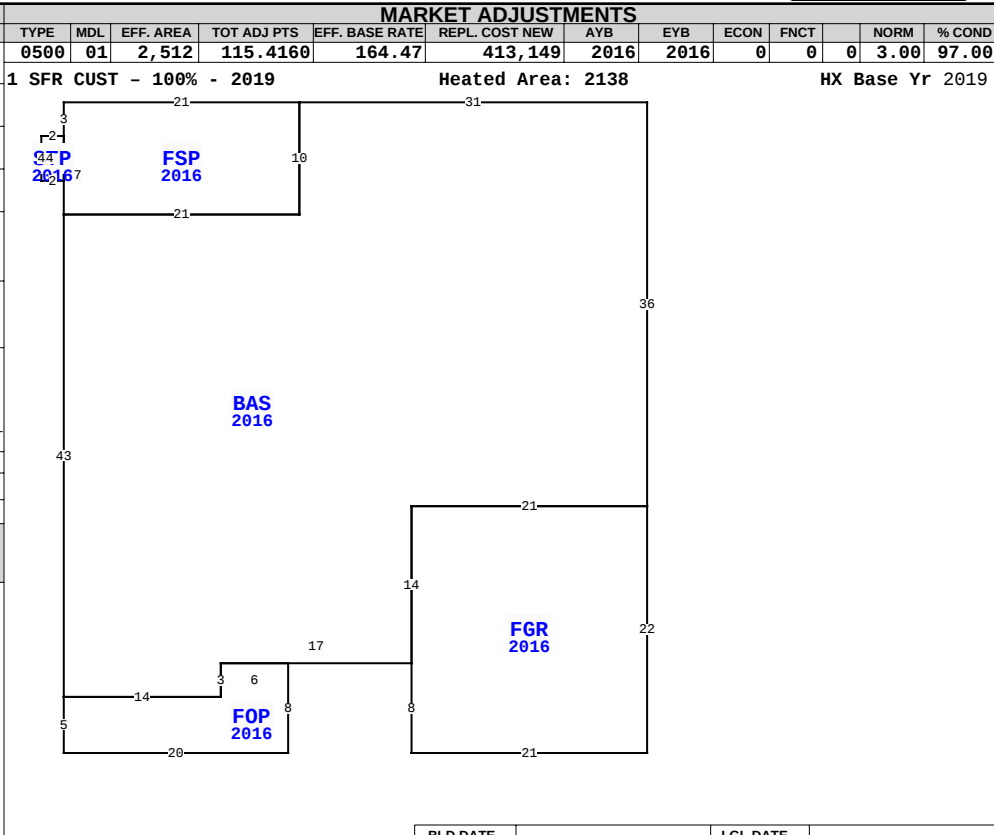
NEIGHBORHOOD/LOC	1104.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,138	100	2,138	341,088
FGR	462	55	254	40,522
FOP	118	30	35	5,583
FSP	210	40	84	13,401
STP	8	10	1	159

TOTALS	2,936		2,512	400,755
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0855	CONC PAVER	0	100	0	664.00	SF	10.00	
2	0855	CONC PAVER	0	100	0	60.00	SF	10.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000000	C	VAC RES	100	0003	R-1	0.00	0.00	1.00



TOTAL OB/XF									
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NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 2	Tax Dist:								
BUILDING MARKET VALUE	400,755								
TOTAL MARKET OB/XF VALUE	7,023								
TOTAL LAND VALUE - MARKET	200,000								
TOTAL MARKET VALUE	607,778								
SOH/AGL Deduction	222,500								
ASSESSED VALUE	385,278								
TOTAL EXEMPTION VALUE	50,000								
BASE TAXABLE VALUE	335,278								
TOTAL JUST VALUE	607,778								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	499,464								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20152214	CO ISSUED	0	07/12/2016
20152214	NEW CONSTR	350,000	09/03/2015

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2229/0991	10/10/2018	WD	Q	I	01	432,000	
GRANTOR:STEPHENS MARVIN C JR							
GRANTEE:DALLMAN JEFFREY P &							
2075/1606	9/29/2016	WD	Q	I	01	399,900	
GRANTOR:MAGNOLIA HOMES INC							
GRANTEE:STEPHENS MARVIN JR							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2016] W31 FSP=[YR=2016] W21 S3 STP=[YR=2016] W2 S4 E2 N4\$ S7 E21 N10\$ S10 W21 S43 FOP=[YR=2016] S5 E20 N8 W6 S3 W14\$ E14 N3 E17 FGR=[YR=2016] S8 E21 N22 W21 S14\$ N14 E21 N36\$.									