LOT 8
IN OR 2193/1339
JASMINE PLACE PB 5/43

JASMIN PLACE LLC
853 ATLANTIC VIEW DRIVE
FERNANDINA BEACH, FL 32034

2023

00-00-31-141J-0008-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 60
Exterior Wall	12	CEDAR 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

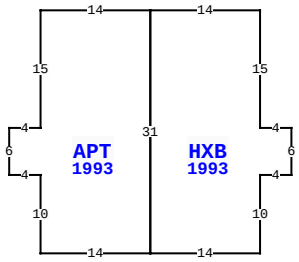
DOR CODE	0800	MULTI-FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1026.00		

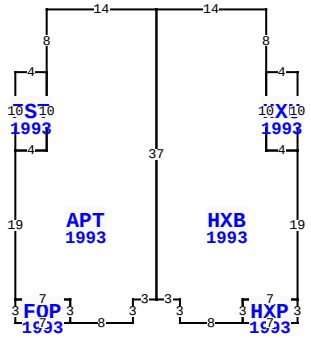
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	458	100	458	51,482
APT	618	100	618	69,467
FOP	21	30	6	675
FST	40	55	22	2,473
HXB	458	100	458	51,482
HXB	618	100	618	69,467
HXP	21	30	6	675
HXU	40	55	22	2,473
TOTALS	2,274		2,208	248,194

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
2700	01	2,208	108.9760	129.95	286,930	1986	1995	0	0	0	13.50	86.50

1 DUPLEX – 0% - 0 Heated Area: 2152 HX Base Yr





15 JASMINE PL, 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	248,194
TOTAL MARKET OB/XF VALUE	4,974
TOTAL LAND VALUE - MARKET	175,000
TOTAL MARKET VALUE	428,168
SOH/AGL Deduction	138,396
ASSESSED VALUE	289,772
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	289,772
TOTAL JUST VALUE	428,168
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	391,173

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20121193	RE-ROOF 15 & 16	5,000	06/20/2012
20121100	RE-PLUMB BOTH UNI	1,000	06/12/2012
20040113	REMODEL	1,000	01/22/2004
20040104	REMODEL	1,000	01/21/2004
20040055	REMODEL	25,000	01/13/2004
20040014	H/AC	4,000	01/06/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2193/1339	5/02/2018	WD	U	I	30	126,200
GRANTOR: SMITH JOHN R						
GRANTEE: JASMIN PLACE LLC						
1796/0540	5/22/2012	WD	U	I	38	106,400
GRANTOR: FEDERAL HOME LOAN MOR						
GRANTEE: SMITH JOHN R						

BUILDING NOTES

BUILDING DIMENSIONS

HXU=[YR=1993] W4 HXB=[YR=1993] N8 W14 APT=[YR=1993] W14 S8 FST=[YR=1993] W4 S10 E4 N10$ S10 W4 S19 FOP=[YR=1993] S3 E7 N3 W7$ E7 S3 E8 N3 E3 N37$ S37 E3 S3 E8 HXP=[YR=1993] E7 N3 W7 S3$ N3 E7 N19 W4 N10$ S10 E4 N10$ PTR=N20 APT=[YR=1993] N10 W4 N6 E4 N15 E14 HXB=[YR=1993] E14 S15 E4 S6 W4 S10 W14 N31$ S31 W14$ S20$.

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	0810	CONCRETE A	0	0	32	40	1,280.00	SF	6.50	6.50	100	1986	1986	3	52	4,326	
2	0810	CONCRETE A	0	0	8	12	96.00	SF	6.50	6.50	100	1986	1986	3	52	324	
3	0810	CONCRETE A	0	0	8	12	96.00	SF	6.50	6.50	100	1986	1986	3	52	324	

LAND DESCRIPTION

TOTAL OB/XF 4,974

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	000800	C	MULTI-FAM	0	0006	MU-1	65.00	95.00	1.00	UT		1.00	1.00	1.00	175,000.00	175,000.00	175,000							

REVIEW DATE 08/16/2017 BY DJX Total Acres: 0.00 Total Land Value: 175,000 Market: 0 Agricultural: 0 Common: 175,000 PRINTED 08/02/2023 BY SYS