LOT 12
IN OR 2190/1946
ISLE OF PALMS OF AMELIA

ROSEBOROUGH JAYE R
1033 ISLE OF PALMS LN
FERNANDINA BEACH, FL 32034

2023

00-00-31-142I-0012-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

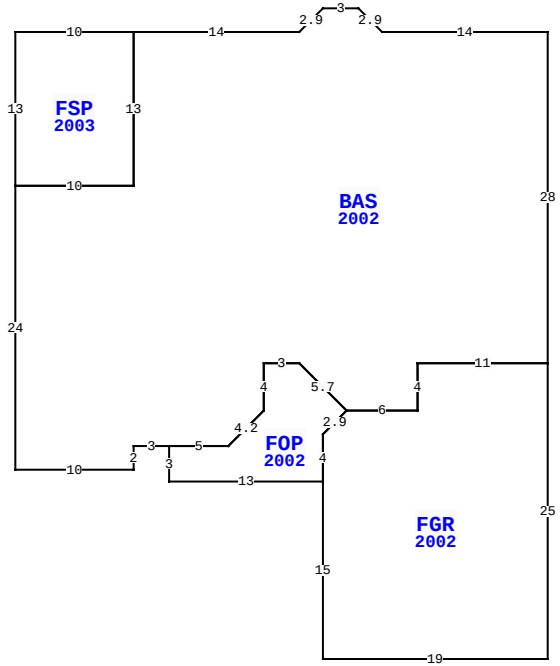
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1105.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,335	100	1,335	172,745
FGR	441	55	243	31,443
FOP	81	30	24	3,106
FSP	130	40	52	6,729
TOTALS	1,987		1,654	214,023

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,654	120.4000	142.98	236,489	2002	2002	0	0	0	9.50	90.50

1 SNGL FAM – 100% - 2019 Heated Area: 1335 HX Base Yr 2019



1033 ISLE OF PALMS LN, FERNANDINA BEACH

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		214,023
TOTAL MARKET OB/XF VALUE		4,338
TOTAL LAND VALUE - MARKET		100,000
TOTAL MARKET VALUE		318,361
SOH/AGL Deduction		63,614
ASSESSED VALUE		254,747
TOTAL EXEMPTION VALUE	HX HB WX	55,000
BASE TAXABLE VALUE		199,747
TOTAL JUST VALUE		318,361
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		264,953

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20021888	WOOD FENCE	2,000	11/05/2002
20020832	BLDG NC	70,000	05/15/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2190/1946	4/18/2018	WD	Q	I	01	282,500
GRANTOR: STROMDAHL TODD D & SU						
GRANTEE: COWAN DONNA L B & J						
1092/1808	11/06/2002	WD	Q	I		156,300
GRANTOR: JAMES R HANNAH INC						
GRANTEE: STROMDAHL TODD & SU						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W14 U2 L2 W3 L2 D2 W14 FSP=[YR=2003] W10 S13 E10 N13 $ S13 W10 S24 E10 N2 E3 FOP=[YR=2002] S3 E13 FGR=[YR=2002] S15 E19 N25 W11 S4 W6 D2 L2 S4$ N4 U2 R2 U4 L4 W3S4 D3 L3 W5$ E5 R3 U3 N4E3 R4 D4 E6N4E11N28$.

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	100	24	3	72.00	SF	6.50	6.50	100	2002	2002	3	83	388	
2	0810	CONCRETE A	0	100	36	16	576.00	SF	6.50	6.50	100	2002	2002	3	83	3,108	
3	0810	CONCRETE A	0	100	13	12	156.00	SF	6.50	6.50	100	2002	2002	3	83	842	

LAND DESCRIPTION

TOTAL OB/XF 4,338

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	0003	R-3	0.00	0.00	1.00	LT		1.00	1.00	1.00	100,000.00	100,000.00	100,000							

REVIEW DATE 01/19/2017 BY DJ Total Acres: 0.00 Total Land Value: 100,000 Market: 0 Agricultural: 0 Common: 100,000 PRINTED 08/02/2023 BY SYS