

BLK 8 LOT 26
IN OR 864/1309
LAKEWOOD #3 PB5/193-194

KARPEL DAWN R/PURSER VICKI
2401 SUSSEX LANE
FERNANDINA BEACH, FL 32034

2023

00-00-31-143A-0008-0260



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	12	CEDAR 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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
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NEIGHBORHOOD/LOC	1046.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,513	100	1,513	186,365
FGR	380	55	209	25,744
FSP	59	40	24	2,956
FSP	84	40	34	4,188
UOP	36	20	7	862

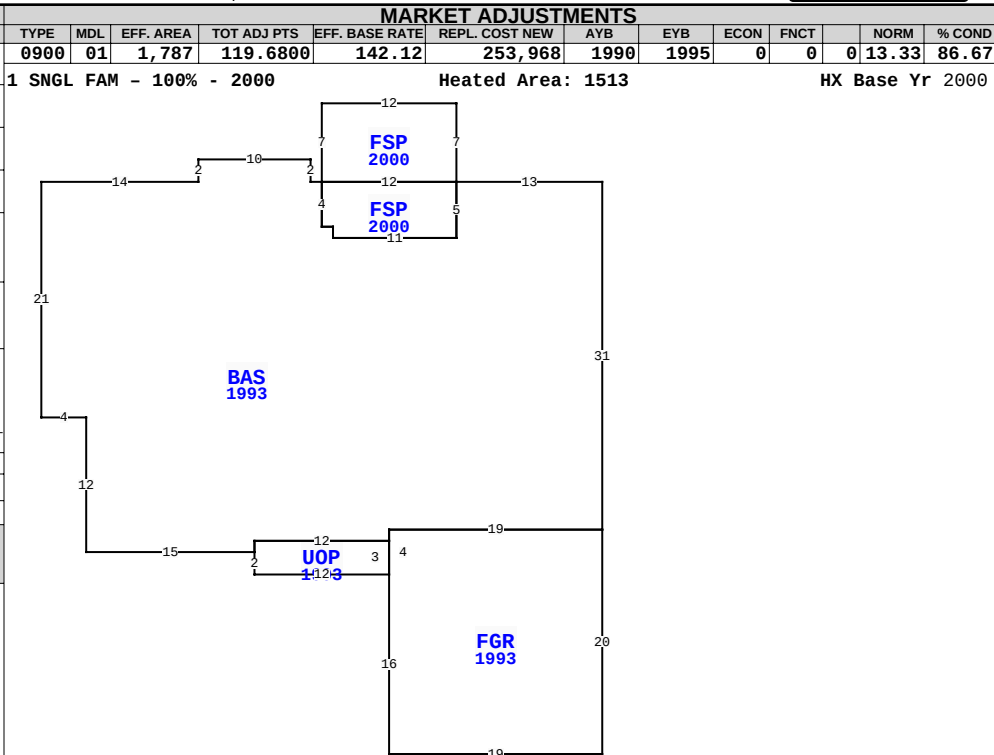
TOTALS	2,072		1,787	220,114
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EXTRA FEATURES

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	1990	1990	3	70	2,450	
2	0811	CONCRETE B	0 100	0	0	722.00	SF	5.20	5.20	100	1990	1990	3	62	2,328	
3	1242	WD DECK A	0 100	0	0	226.00	SF	10.00	10.00	100	1999	1999	3	20	452	
4	1242	WD DECK A	0 100	0	0	103.00	SF	10.00	10.00	100	2005	2005	3	27	278	

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	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	130,000.00	130,000.00	130,000							



2401 SUSSEX LN, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

TOTAL OB/XF 5,508

NASSAU COUNTY PROPERTY

VALUATION SUMMARY		
VALUATION BY	STANDARD	
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE	220,114	
TOTAL MARKET OB/XF VALUE	5,508	
TOTAL LAND VALUE - MARKET	130,000	
TOTAL MARKET VALUE	355,622	
SOH/AGL Deduction	199,840	
ASSESSED VALUE	155,782	
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE	105,782	
TOTAL JUST VALUE	355,622	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	360,054	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20210708	REPAIR/RRF	0	09/01/2021
20060914	REPAIR/RRF	4,600	04/28/2006
B002756	ADDITION	1,895	04/19/2000
5672	NEW CONSTR	68,215	11/02/1989

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0864/1309	1/28/1999	WD	Q	I	
GRANTOR: DIAMOND RICHARD R & M					SALE PRICE
GRANTEE: KARPEL DAWN R & VIC					113,000
0825/0926	3/09/1998	WD	Q	I	
GRANTOR: STOMBOCK DOUGLAS & LA					112,500
GRANTEE: DIAMOND RICHARD R &					

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W13 FSP=[YR=2000] N7 W12 S7 FSP=[YR=2000] S4 E1 S1 E11 N5 W12 \$ E12 \$ S5 W11 N1 W1 N4 W1 N2 W10 S2 W14 S21 E4 S12 E15 UOP=[YR=1993] S2 E12 FGR=[YR=1993] S16 E19 N20 W19 S4 \$ N3 W12 S1 \$ N1 E12 N1 E19 N31 \$.