BLOCK 10 LOT 15
IN OR 1031/68 & OR 1860/234
LAKEWOOD PB 5/136

VERBEKE CORNELIA M
1555 COVENTRY LN
FERNANDINA BEACH, FL 32034

2023

00-00-31-143A-0010-0150

BUILDING CHARACTERISTICS

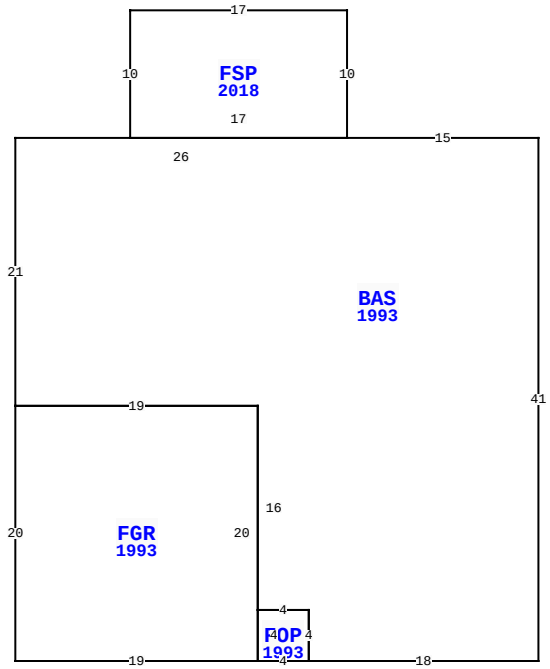
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
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	1046.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,285	100	1,285	167,177
FGR	380	55	209	27,191
FOP	16	30	5	650
FSP	170	40	68	8,847
TOTALS	1,851		1,567	203,865

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,567	130.0398	154.42	241,976	1987	1987	0	0	0	15.75	84.25

1 SNGL FAM – 100% - 2001 Heated Area: 1285 HX Base Yr 2001



1555 COVENTRY LN, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		203,865
TOTAL MARKET OB/XF VALUE		1,791
TOTAL LAND VALUE - MARKET		130,000
TOTAL MARKET VALUE		335,656
SOH/AGL Deduction		194,148
ASSESSED VALUE		141,508
TOTAL EXEMPTION VALUE	HX HB DX SX	105,000
BASE TAXABLE VALUE		36,508
TOTAL JUST VALUE		335,656
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		341,517

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20140135	SIDING	12,000	01/22/2014
20131519	ROOF	9,500	06/28/2013
20121240	SIDING	2,100	06/25/2012
011147	XFOB	2,000	05/18/2001
4321	NEW CONSTR	37,000	06/03/1987

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1860/0234	5/31/2013	WD	U	I	11	100
GRANTOR: HENKE JOHNNY & JUNE						
GRANTEE: VERBEKE CORNELIA M						
1031/0068	1/15/2002	WD	U	I	06	57,700
GRANTOR: VERBEKE CORNELIA M L/						
GRANTEE: HENKE JOHNNY & JUNE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W15 FSP=[YR=2018] N10 W17 S10E17 $ W26 S21
FGR=[YR=1993] S20 E19 FOP=[YR=1993] E4 N4 W4 S4 $ N20 W19 $
E19 S16 E4 S4 E18 N41 $.

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	0811	CONCRETE B	0	100	38	16	608.00	SF	5.20	5.20	100	1987	1987	3	54.5	1,723	
2	0811	CONCRETE B	0	100	8	3	24.00	SF	5.20	5.20	100	1987	1987	3	54.5	68	

LAND DESCRIPTION

TOTAL OB/XF 1,791

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		0.00	0.00	1.00	LT		1.00	1.00	1.00	130,000.00	130,000.00	130,000							

REVIEW DATE 04/24/2019 BY DJA Total Acres: 0.00 Total Land Value: 130,000 Market: 0 Agricultural: 0 Common: 130,000 PRINTED 08/02/2023 BY SYS