

N27.97' OF LOT 3
IN OR 1199/1804
OCEANSIDE SUB PB 4/68

CARGILL DEBRA E
2845 OCEAN DR
FERNANDINA BEACH, FL 32034

2023

00-00-31-1550-0003-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

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Quality 04 Quality Level 04

DOR CODE 0100 SINGLE FAMILY

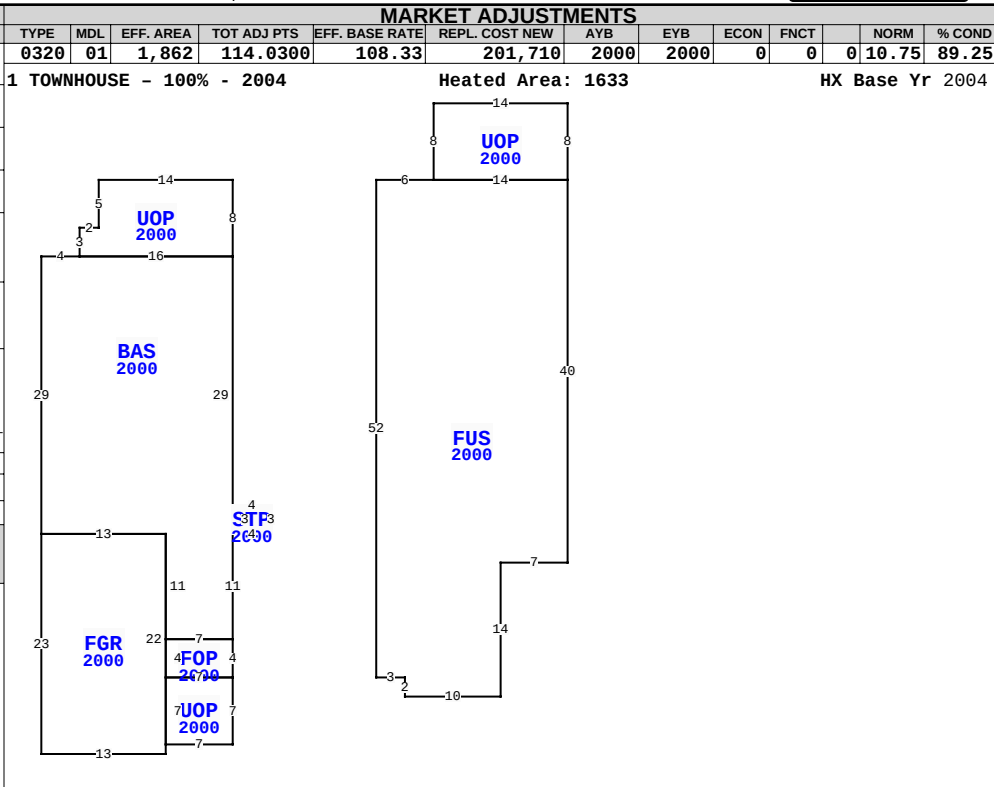
MAP NUM MKT AREA 01

NEIGHBORHOOD/LOC 1039.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	657	100	657	63,522
FGR	299	55	164	15,856
FOP	28	30	8	774
FUS	976	100	976	94,364
STP	12	10	1	96
UOP	49	20	10	967
UOP	112	20	22	2,127
UOP	118	20	24	2,321

TOTALS	2,251		1,862	180,026
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	100	0	0	468.00	SF	6.50
2	0810	CONCRETE A	0	100	0	0	42.00	SF	6.50
3	0810	CONCRETE A	0	100	3	3	9.00	SF	6.50



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

TOTAL OB/XF									
2,699									

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100			27.00	115.00	1.00

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 2					Tax Dist:				
BUILDING MARKET VALUE					180,026				
TOTAL MARKET OB/XF VALUE					2,699				
TOTAL LAND VALUE - MARKET					140,000				
TOTAL MARKET VALUE					322,725				
SOH/AGL Deduction					122,580				
ASSESSED VALUE					200,145				
TOTAL EXEMPTION VALUE					HX HB 50,000				
BASE TAXABLE VALUE					150,145				
TOTAL JUST VALUE					322,725				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					327,619				

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1199/1804	1/07/2004	WD	U	I	21	195,000			
GRANTOR:GREEN HENRY B JR									
GRANTEE:CARGILL DEBRA E									
0918/0266	2/03/2000	WD	Q	I		155,000			
GRANTOR:TREVETT HOMES INC									
GRANTEE:GREEN HENRY B JR									

BUILDING NOTES									
BUILDING DIMENSIONS									
UOP=[YR=2000] W14 S5 W2 S3 BAS=[YR=2000] W4 S29									
FGR=[YR=2000] S23 E13 N1 UOP=[YR=2000] E7 N7 FOP=[YR=2000] N4									
W7 S4 E7\$ W7 S7\$ N22 W13\$ E13 S11 E7 N11 STP=[YR=2000] E4 N3									
W4 S3\$ N29 W16\$ E16 N8\$ PTR=E15 FUS=[YR=2000] E6									
UOP=[YR=2000] N8 E14 S8 W14\$ E14 S40 W7 S14 W10 N2 W3 N52\$									
W15\$.									