

PERDOMO MARCELO
18508 IBEX AVE
ARTESIA, CA 90701

2023



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall05AVERAGE 50

Exterior Wall15CONC BLOCK 50

Roof Structur03GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall05DRYWALL 100

Interior Floo12HARDWOOD 60

Interior Floo11CLAY TILE 40

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3100

Bathrooms2.5100

Frame Stories Units02WOOD FRAME 100
2.100
0100

Occupancy00NONE 100

Quality04Quality Level 04

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA01

NEIGHBORHOOD/LOC1039.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAL39215596,603

BAS1,2601001,260141,015

FEP1288010211,416

FGR7805542948,012

FUS1,8001001,800201,450

PTO2485121,343

STR56106672

TOTALS4,6643,668410,511

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONEFNCTNORM% COND

0900013,668102.7215121.98447,42319972005008.2591.75

1 SNGL FAM - 0% - 0Heated Area: 3060HX Base Yr

BAL1997

FUS1997

STR1993

FEP2013

FGR1997

PTO1997

BAS1997

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE410,511

TOTAL MARKET OB/XF VALUE6,934

TOTAL LAND VALUE - MARKET175,000

TOTAL MARKET VALUE592,445

SOH/AGL Deduction86,965

ASSESSED VALUE505,480

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE505,480

TOTAL JUST VALUE592,445

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE539,214

PERMIT NUMDESCRIPTIONAMTISSUED

20131559REPAIR/RRF12,63507/05/2013

20130483REMODEL9,19003/08/2013

20100421OTHER40003/10/2010

20100107OTHER69501/21/2010

20091561XFOB20011/17/2009

B9610214NEW CONSTR154,09912/20/1996

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYRSNCD SALE PRICE

2406/078810/13/2020WDQI01532,500

GRANTOR: SOLOMON JOSEPH S & MA

GRANTEE: PERDOMO MARCELO

1959/01421/14/2015WDQI01400,000

GRANTOR: RUBINO LIVING TRUST

GRANTEE: SOLOMON JOSEPH S &

BUILDING NOTES

BUILDING DIMENSIONS

FEP=[YR=2013] W16 S8 FUS=[YR=1997] W44 BAL=[YR=1997] W8 S34 STR=[YR=1993] S4E14N4 W14\$ E14 S4 E12 N8 W18 N30\$ S30 E60 N30 W16\$ E16 N8\$ PTR= E15 FGR=[YR=1997] E26 BAS=[YR=1997] E42 S30 W42 PTO=[YR=1997] S8W31 N8 E31\$ N30\$ S30 W26 N30\$ W15\$.

EXTRA FEATURES

2696 OCEAN DR, FERNANDINA BEACH

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10812CONCRETE C00001,280.00SF4.004.00100199719973753,840

20911SCRN RM A00834272.00SF17.5017.50100201320133653,094

TOTALS6,934

LAND DESCRIPTIONTOTAL OB/XF6,934

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR000000001.00LT1.001.001.00175,000.00175,000.00175,000

REVIEW DATE03/25/2020BYDJATotal Acres: 0.00Total Land Value: 175,000Market: 0Agricultural: 0Common: 175,000PRINTED 08/02/2023 BY SYS