

LOT 65
L/E OR 1744/1575
PIRATES BAY PB 5/213

SPRINGER JEANETTE C L/E/HACKNEY SUSAN & SHARON GLA
2310 CAPTAIN KIDD DRIVE
FERNANDINA BEACH, FL 32034

2023

00-00-31-164B-0065-0000



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	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

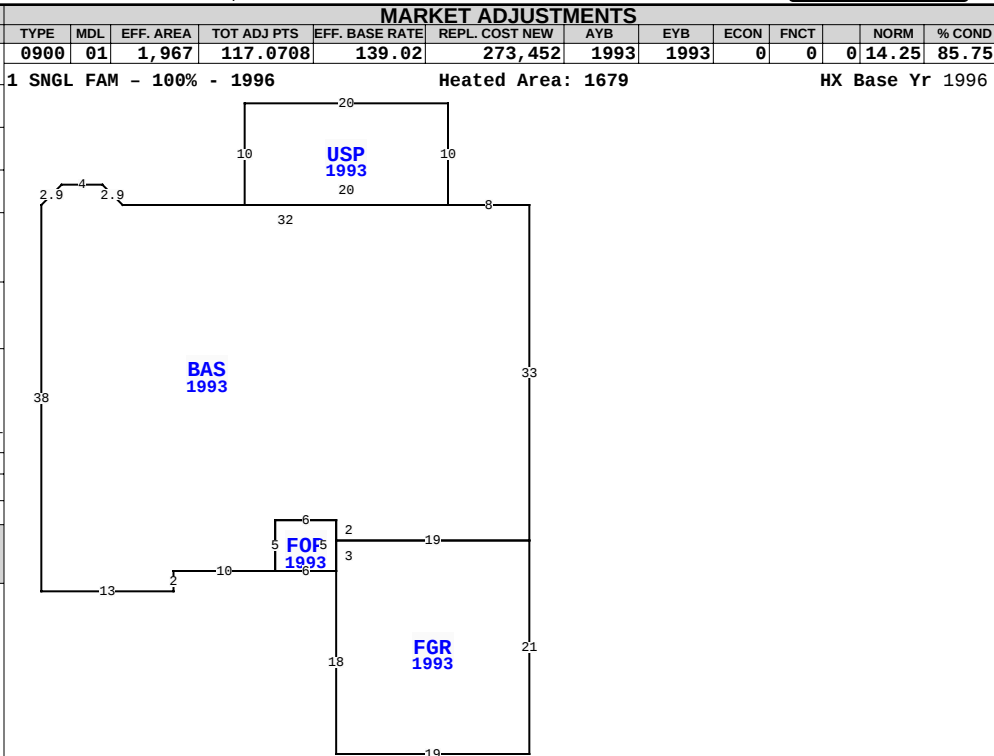
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1046.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,679	100	1,679	200,153
FGR	399	55	219	26,107
FOP	30	30	9	1,073
USP	200	30	60	7,152

TOTALS	2,308	1,967	234,485
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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
1	0810	CONCRETE A	0 100	28	3	84.00	SF	6.50	6.50	100	1993
2	0811	CONCRETE B	0 100	40	16	640.00	SF	5.20	5.20	100	1993
3	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1993
4	0476	VF 6 SBPL	0 100	0	0	35.00	LF	32.00	32.00	100	2008
5	0470	VNYL GATE	0 100	0	0	1.00	UT	300.00	300.00	100	2008

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100			0.00	0.00	1.00	LT	1.00



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

YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1993	3	68	371	
1993	3	68	2,263	
1993	3	76	2,660	
2008	3	76	851	
2008	3	76	228	

TOTAL OB/XF											
TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1.00	130,000.00	130,000.00	130,000								

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		234,485	
TOTAL MARKET OB/XF VALUE		6,373	
TOTAL LAND VALUE - MARKET		130,000	
TOTAL MARKET VALUE		370,858	
SOH/AGL Deduction		223,267	
ASSESSED VALUE		147,591	
TOTAL EXEMPTION VALUE		HX HB WX	55,000
BASE TAXABLE VALUE		92,591	
TOTAL JUST VALUE		370,858	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		375,203	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20121223	ROOF	9,800	06/22/2012
20112193	WTR HTR	700	12/09/2011
20101344	REPAIR/RRF	5,384	08/12/2010
20091029	REPAIR/RRF	5,046	08/04/2009
8139	ADDITION	2,470	02/14/1994
7456	NEW CONSTR	76,480	12/10/1992

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1744/1575	6/27/2011	QC	U	I	11	100	
GRANTOR: SPRINGER JEANETTE							
GRANTEE: SPRINGER JEANETTE C							
0677/0133	3/16/1993	WD	Q	I		97,900	
GRANTOR: ATLANTIC BUILDERS							
GRANTEE: SPRINGER THOMAS JR							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W8 USP=[YR=1993] N10 W20 S10 E20\$ W32 U2 L2 W4 D2 L2 S38 E13 N2 E10FOP=[YR=1993] E6 FGR=[YR=1993] S18 E19 N21 W19 S3\$N5 W6 S5\$ N5 E6S2 E19 N33\$.											