

LOT 81
IN OR 2020/1878
PIRATES BAY PB 5/213

BORST BARRY MARTIN & FAITH ANN
2497 CAPTAIN HOOK DR
FERNANDINA BEACH, FL 32034

2023

00-00-31-164B-0081-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 70
Exterior Wall	20	FACE BRICK 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LVT/LAMMT 70
Interior Floor	14	CARPET 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

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	1,733	100	1,733	265,562
FEP	324	80	259	39,689
FGR	480	55	264	40,455
FOP	16	30	5	766

TOTALS	2,553		2,261	346,472
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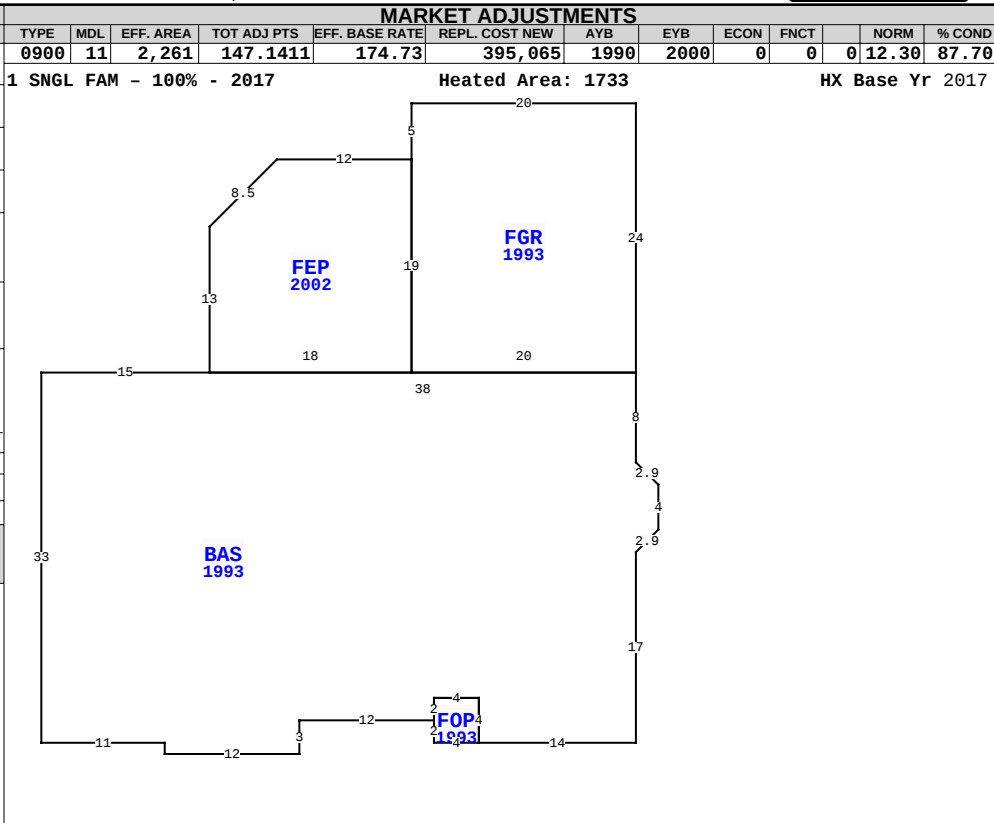
EXTRA FEATURES

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	0811	CONCRETE B	0	100	0	0	742.00	SF	5.20	5.20	100	1990	1990	3	62	2,392	
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1990	1990	3	70	2,450	
4	0861	POOL GUNIT	0	100	0	0	298.00	SF	85.00	85.00	100	2001	2001	3	29	7,346	
5	0845	KOOL DECK	0	100	0	0	650.00	SF	7.25	7.25	100	2001	2001	3	82	3,864	

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	1.10	130,000.00	143,000.00	143,000							

REVIEW DATE 12/28/2023 BY TWA



2497 CAPTAIN HOOK DR, FERNANDINA BEACH

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

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TOTAL OB/XF

TOTALS	2,553		2,261	346,472
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Total Acres: 0.00 Total Land Value: 143,000 Market: 0 Agricultural: 0 Common: 143,000

NASSAU COUNTY PROPERTY

VALUATION SUMMARY		PAGE 1 of 1	2
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			346,472
TOTAL MARKET OB/XF VALUE			16,052
TOTAL LAND VALUE - MARKET			143,000
TOTAL MARKET VALUE			509,524
SOH/AGL Deduction			162,481
ASSESSED VALUE			343,043
TOTAL EXEMPTION VALUE	HX HB VX		55,000
BASE TAXABLE VALUE			288,043
TOTAL JUST VALUE			509,524
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			508,492

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20120160	WINDOWS	12,910	01/31/2012
20071763	REPAIR/RRF	4,500	09/18/2007
B0011643	SWIM POOL	15,000	07/19/2001
B983971	ADDITION	2,000	07/13/1998
B959285	XFOB	1,300	09/08/1995
5662	NEW CONSTR	100,712	10/26/1989

SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD
2020/1878	12/29/2015	WD Q	I 01
GRANTOR: WALLACE ANDREW J & AS			
GRANTEE: BORST BARRY MARTIN			
1646/0841	10/29/2009	WD Q	I 01
GRANTOR: WRIGHT JACK T SR & KA			
GRANTEE: WALLACE ANDREW J &			

OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
2020/1878	12/29/2015	WD Q	I 01	339,000
GRANTOR: WALLACE ANDREW J & AS				
GRANTEE: BORST BARRY MARTIN				
1646/0841	10/29/2009	WD Q	I 01	260,000
GRANTOR: WRIGHT JACK T SR & KA				
GRANTEE: WALLACE ANDREW J &				

BUILDING NOTES

BUILDING DIMENSIONS	
FGR=[YR=1993]	W20 S5 FEP=[YR=2002] W12 D6 L6 S13
BAS=[YR=1993]	W15 S33 E11 S1 E12 N3 E12 FOP=[YR=1993] S2 E4
N4 W4 S2 \$ N2 E4 S4 E14 N17 R2 U2 N4 U2 L2 N8 W38\$ E18	
N19\$ S19 E20 N24 \$.	

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FGR=[YR=1993]	W20 S5 FEP=[YR=2002] W12 D6 L6 S13
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