

LOT 25
IN OR 2137/139
SELVA VERDA SUB PB 4/49

HARRELL ROBERT L & WHITNEY A
2550 VIA DEL REY
FERNANDINA BEACH, FL 32034

2023

00-00-31-1685-0025-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 70
Exterior Wall	12 CEDAR 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LVT/LAMMT 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
BUD8 Adjustme	02 DIST FB 100
Occupancy	00 NONE 100

Quality	03 Quality Level 03
DOR CODE	0100 SINGLE FAMILY

MAP NUM	MKT AREA	01
NEIGHBORHOOD/LOC	1073.00	

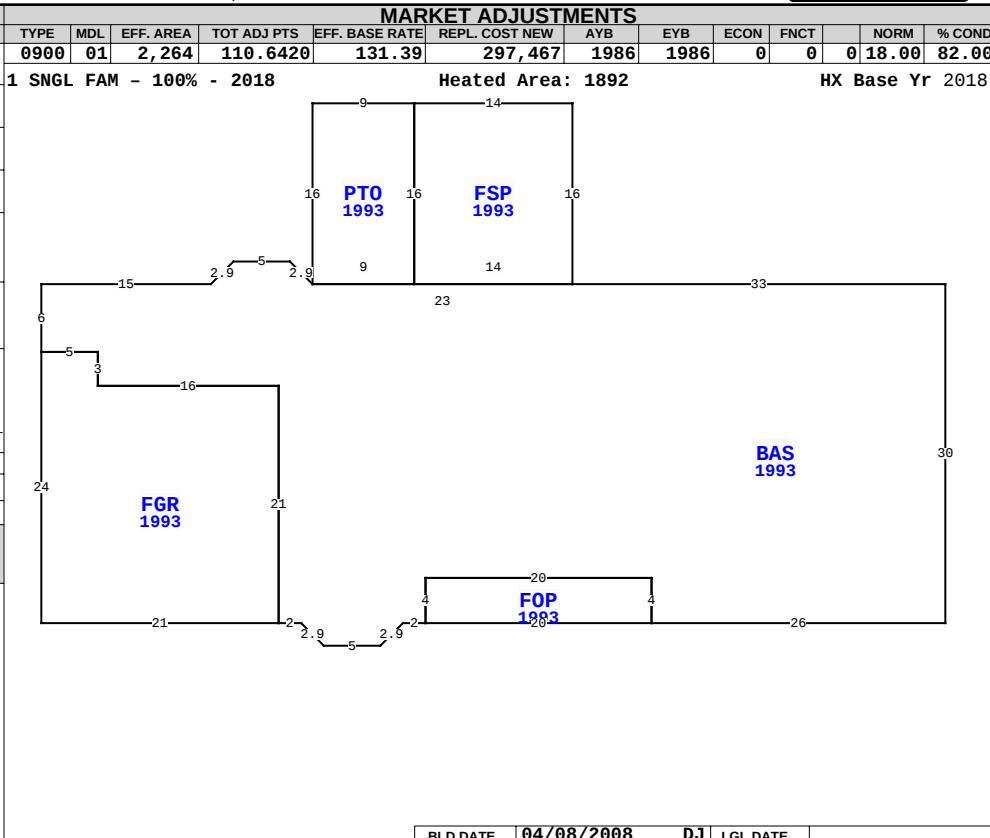
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,892	100	1,892	203,844
FGR	456	55	251	27,043
FOP	80	30	24	2,585
FSP	224	40	90	9,697
PTO	144	5	7	754
TOTALS	2,796		2,264	243,923

EXTRA FEATURES	
L N	OB/XF CODE

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	0812	CONCRETE C	0 100	0	0	1,336.00	UT	4.00	4.00	100	1986	1986	3	52	2,779	
2	0810	CONCRETE A	0 100	0	0	273.00	SF	6.50	6.50	100	1986	1986	3	52	923	
4	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1986	1986	3	62	2,170	

LAND DESCRIPTION	
L N	USE CODE
1	000140

REVIEW DATE	11/27/2017	BY	DJ
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BLD DATE	04/08/2008	DJ	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

TOTAL OB/XF		5,872
L N	USE CODE	CLAS
1	000140	C

Total Acres:	0.00	Total Land Value:	250,000	Market:	0	Agricultural:	0	Common:	250,000
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		243,923	
TOTAL MARKET OB/XF VALUE		5,872	
TOTAL LAND VALUE - MARKET		250,000	
TOTAL MARKET VALUE		499,795	
SOH/AGL Deduction		177,127	
ASSESSED VALUE		322,668	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		272,668	
TOTAL JUST VALUE		499,795	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		477,139	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20061098	REPAIR/RRF	8,000	05/18/2006
B9710546	XF0B	3,871	06/16/1997

SALES DATA	
OFF RECORD Number	DATE
2137/0139	7/31/2017
GRANTOR: INGERMARK LLC	
GRANTEE: HARRELL ROBERT L &	
1413/1038	5/19/2006
GRANTOR: STOUGHTON LINCOLN D T	
GRANTEE: INGERMARK LLC	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W33 FSP=[YR=1993] N16 W14 PTO=[YR=1993] W9 S16 E9 N16 \$ S16 E14 \$ W23 U2 L2 W5 D2 L2 W15 S6 FGR=[YR=1993] S24 E21 N21 W16 N3 W5 \$ E5 S3 E16 S21 E2 D2 R2 E5 U2 R2 E2 FOP=[YR=1993] E20 N4 W20 S4 \$ N4 E20S4 E26 N30 \$.	

OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

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