

BLOCK 41 LOT 4
IN OR 1148/739
CITY OF FDNA BEACH

LASSERRE CHARLES W III
130 S 7TH ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1800-0041-0040



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 50
Interior Wall	08	DECORATIVE 50
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

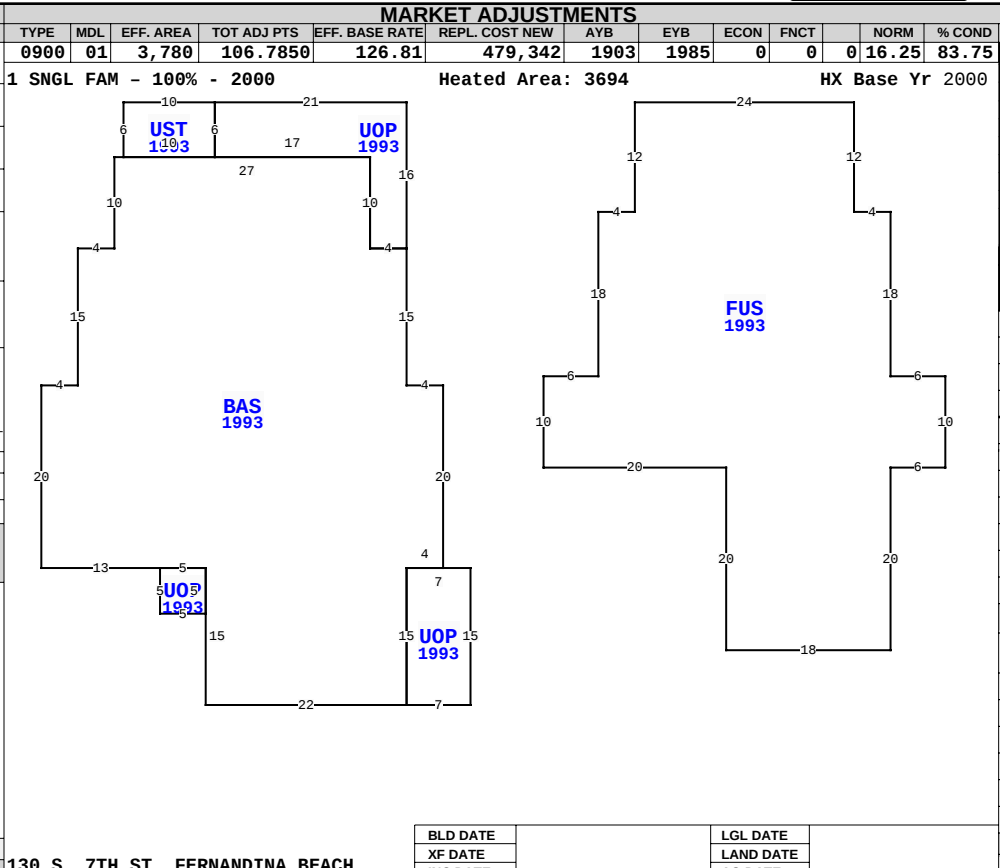
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
NEIGHBORHOOD/LOC	1005.00	01

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,030	100	2,030	215,593
FUS	1,664	100	1,664	176,723
UOP	25	20	5	531
UOP	105	20	21	2,230
UOP	166	20	33	3,505
UST	60	45	27	2,868

TOTALS	4,050		3,780	401,449
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0940	SHEDS/PORT	0 100	11	22	242.00	SF	15.00	15.00
2	0100	BAR-B-Q	0 100	0	0	1.00	UT	200.00	200.00
3	0810	CONCRETE A	0 100	0	0	328.00	SF	6.50	6.50
4	0940	SHEDS/PORT	0 100	8	8	64.00	SF	30.00	30.00
5	0825	BRICK	0 100	5	16	80.00	SF	12.50	12.50
6	0825	BRICK	0 100	5	5	25.00	SF	12.50	12.50
7	1243	WD DECK F	0 100	5	6	30.00	SF	8.00	8.00
8	0504	FP-ELECTRI	0 100	0	0	3.00	UT	2,000.00	2,000.00
9	0810	CONCRETE A	0 100	19	18	342.00	SF	6.50	6.50

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	0003	R-2	100.00	100.00	100.00



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NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 2	Tax Dist:								
BUILDING MARKET VALUE	401,449								
TOTAL MARKET OB/XF VALUE	3,576								
TOTAL LAND VALUE - MARKET	300,000								
TOTAL MARKET VALUE	705,025								
SOH/AGL Deduction	389,677								
ASSESSED VALUE	315,348								
TOTAL EXEMPTION VALUE	50,000								
BASE TAXABLE VALUE	265,348								
TOTAL JUST VALUE	705,025								
NCON VALUE	0								
INCOME VALUE	0								
PREVIOUS YEAR MKT VALUE	538,505								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20070751	WIRING FOR NEW HV	0	05/01/2007
20070646	H/AC	5,000	04/17/2007
20052480	REROOF W/30YR SHN	12,000	08/18/2005
20051062	REMODO.BATH/ADDSDO	0	01/18/2005
10532	REPAIRS	1,500	06/09/1997

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1959/0773	1/20/2015	QC	U	I	11	100	
GRANTOR: ADAIR ANDREA LYNN							
GRANTEE: LASSERRE CHARLES WI							
1148/0739	6/25/2003	QC	U	I	06	28,300	
GRANTOR: LASSERRE JON C							
GRANTEE: LASSERRE CHARLES W							

BUILDING NOTES									
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BUILDING DIMENSIONS									
UOP=[YR=1993] W21 UST=[YR=1993] W10 S6 BAS=[YR=1993] W1 S10 W4 S15 W4 S20 E13 UOP=[YR=1993] S5 E5 N5 W5 \$ E5 S15 E22 UOP=[YR=1993] E7 N15 W7 S15 \$ N15 E4 N20 W4 N15 W4 N10 W27 \$ E10 N6 \$ S6 E17 S10 E4 N16 \$ PTR= E25 FUS=[YR=1993] E24 S12 E4 S18 E6 S10 W6 S20 W18 N20 W20 N10 E6 N18 E4 N12 \$ W25 \$.									