

RUSSELL EFREM Z/PARKER VANZELL ET AL
212 N 8TH STREET
FERNANDINA BEACH, FL 32034

00-00-31-1800-0071-0022

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

05 AVERAGE 100
03 GABLE/HIP 100
03 COMP SHNGL 100
05 DRYWALL 60
04 PLYWOOD 40
08 SHT VINYL 100
03 CENTRAL 100
04 AIR DUCTED 100
2 100
1 100
02 WOOD FRAME 100
1. 1. 100
0 100
02 DIST FB 100
00 NONE 100

QUALITY

03 Quality Level 03

DOR CODE

0100 SINGLE FAMILY

MAP NUM

MKT AREA01

NEIGHBORHOOD/LOC

1001.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAS81610081673,458
FOP24307631

TOTALS84082374,088

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHY FACT% CONDQ% CONDOBJ/XF MKT VALUENOTES

11242WD DECK A01001212144.00SF10.0010.0010019881988320288

20940SHEDS/PORT010061060.00SF30.0030.0010019881988320360

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPR DLCCZONEFRONTDEPTHTOT LND UTSEUNIT TYPEDTDPHFACT% CONDDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR1000006R-275.00100.0075.00FF1.001.001.003,500.003,500.00262,500

REVIEW DATE

11/21/2022BYTWATotal Acres: 0.00Total Land Value: 262,500Market: 0Agricultural: 0Common: 262,500PRINTED 08/02/2023 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYEBCONFNCTNORM% CONDD

010001823117.7000106.2287,419196119900015.2584.75

SINGLE FAM - 100% - 2022Heated Area: 816HX Base Yr 2022

2434242866

BAS1993
FOP1993

NASSAU COUNTY PROPERTY

PAGE 1 of 12

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE74,088

TOTAL MARKET OB/XF VALUE648

TOTAL LAND VALUE - MARKET262,500

TOTAL MARKET VALUE337,236

SOH/AGL Deduction129,223

ASSESSED VALUE208,013

TOTAL EXEMPTION VALUEHX HB VX55,000

BASE TAXABLE VALUE153,013

TOTAL JUST VALUE337,236

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE201,954

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I V / IRSN CD SALE PRICE

2510/058810/31/2021QC U I 11100

GRANTOR: PERRY DONZELL

GRANTEE: RUSSELL EFREM Z ET

2507/05643/26/2021QC U I 11100

GRANTOR: RUSSELL ELIZABETH

GRANTEE: RUSSELL EFREM Z ET

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W34 S24 E6 FOP=[YR=1993] S4 E6 N4 W6\$ E28 N24\$.