

BLOCK 157 W1/2 OF LOTS 1-4  
IN OR 790/1748  
CITY OF FDNA BEACH

MITCHELL GLENN B  
96972 BLACKROCK RD  
YULEE, FL 32097

2023

00-00-31-1800-0157-0012



| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 15 | CONC BLOCK 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            | 08 | SHT VINYL 20   |
| Air Condition            | 03 | CENTRAL 100    |
| Heating Type             | 04 | AIR DUCTED 100 |
| Bedrooms                 |    | 3 100          |
| Bathrooms                |    | 1 100          |
| Frame                    | 03 | MASONRY 100    |
| Stories                  |    | 1. 100         |
| Units                    |    | 0 100          |
| BUD8 Adjustme            | 02 | DIST FB 100    |
| Occupancy                | 00 | NONE 100       |

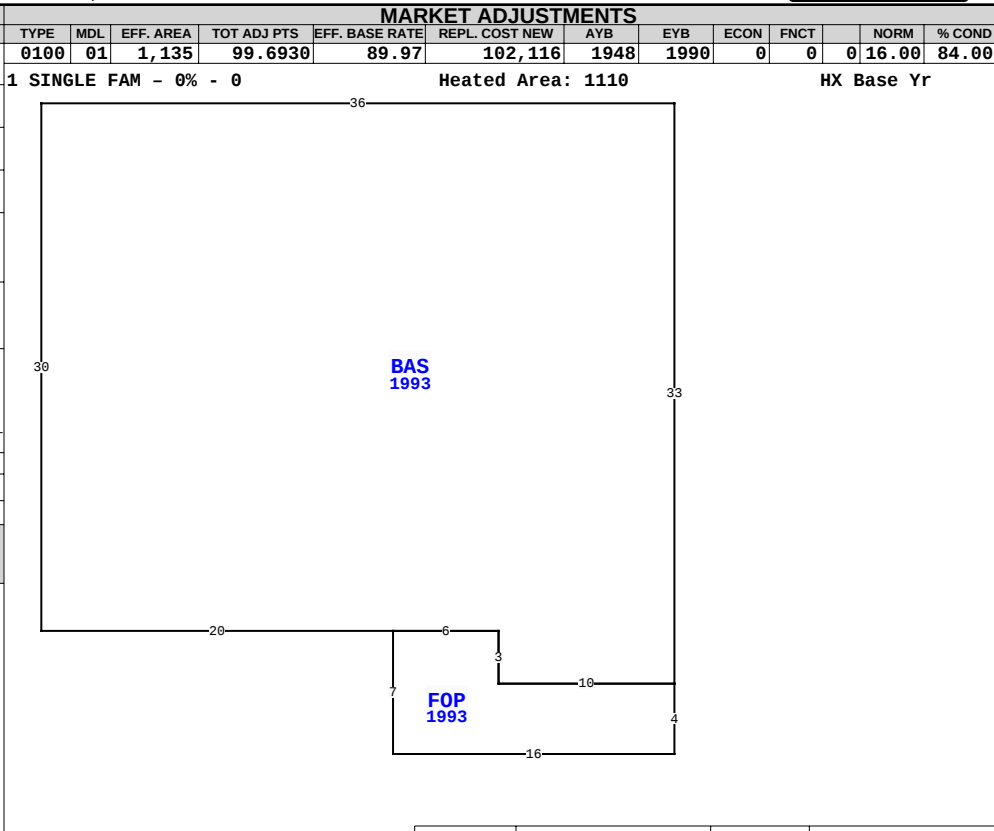
|                  |         |                  |
|------------------|---------|------------------|
| Quality          | 02      | Quality Level 02 |
| DOR CODE         | 0100    | SINGLE FAMILY    |
| MAP NUM          |         | MKT AREA 01      |
| NEIGHBORHOOD/LOC | 1009.00 |                  |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 1,110            | 100         | 1,110        | 83,888               |
| FOP       | 82               | 30          | 25           | 1,889                |
| TOTALS    | 1,192            |             | 1,135        | 85,777               |

| 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 |
| 1              | 0810       | CONCRETE A  | 0       | 0 | 21 | 3     |    |       | 63.00          | SF        | 6.50    |             |   |        |

| 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 |
| 1                | 000100   | C   | SFR                  | 0   | 0006 | R-2      | 50.00 | 100.00 | 100.00      | FF        |     | 1.00     | 1.00   | 1.00    |

REVIEW DATE 10/12/2018 BY DJX



|                                   |          |           |
|-----------------------------------|----------|-----------|
| 1008 HICKORY ST, FERNANDINA BEACH | BLD DATE | LGL DATE  |
|                                   | XF DATE  | LAND DATE |
|                                   | INC DATE | AG DATE   |

| TOTAL OB/XF |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|-------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| 82          |  |  |  |  |  |  |  |  |  |  |  |  |  |  |

Total Acres: 0.00 Total Land Value: 200,000 Market: 0 Agricultural: 0

| NASSAU COUNTY PROPERTY    |           |  |   |
|---------------------------|-----------|--|---|
| PAGE 1 of 1               |           |  | 2 |
| VALUATION SUMMARY         |           |  |   |
| VALUATION BY              | STANDARD  |  |   |
| Tax Group: 2              | Tax Dist: |  |   |
| BUILDING MARKET VALUE     | 85,777    |  |   |
| TOTAL MARKET OB/XF VALUE  | 82        |  |   |
| TOTAL LAND VALUE - MARKET | 200,000   |  |   |
| TOTAL MARKET VALUE        | 285,859   |  |   |
| SOH/AGL Deduction         | 129,218   |  |   |
| ASSESSED VALUE            | 156,641   |  |   |
| TOTAL EXEMPTION VALUE     | 0         |  |   |
| BASE TAXABLE VALUE        | 156,641   |  |   |
| TOTAL JUST VALUE          | 285,859   |  |   |
| NCON VALUE                | 0         |  |   |
| INCOME VALUE              |           |  |   |
| PREVIOUS YEAR MKT VALUE   | 246,087   |  |   |

| PERMIT NUM | DESCRIPTION | AMT   | ISSUED     |
|------------|-------------|-------|------------|
| 990408     | DEMOLITION  | 5,000 | 05/12/1999 |

| SALES DATA                     |            |           |     |     |        |            |
|--------------------------------|------------|-----------|-----|-----|--------|------------|
| OFF RECORD Number              | DATE       | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 0790/1748                      | 4/21/1997  | WD U      | I   | I   | 14     | 9,500      |
| GRANTOR: AMERICAN GENERAL HOME |            |           |     |     |        |            |
| GRANTEE: MITCHELL GLENN B      |            |           |     |     |        |            |
| 0719/1609                      | 12/09/1994 | CT U      | I   | I   | 14     | 12,000     |
| GRANTOR: CLERK OF COURT        |            |           |     |     |        |            |
| GRANTEE: AMERICAN GENERAL HO   |            |           |     |     |        |            |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS                                                            |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|--------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=1993] W36 S30 E20 FOP=[YR=1993] S7 E16 N4 W10 N3 W6\$ E6 S3 E10 N33\$. |  |  |  |  |  |  |  |  |  |  |  |  |  |  |

| OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
|-----------------------------|------|---------|------|-----|----|--------|
|                             |      |         |      |     |    |        |

Common: 200,000 PRINTED 08/02/2023 BY SYS