

BOISSONNEAULT WENDY
1013 CALLE CORTA
FERNANDINA BEACH, FL 32034

00-00-31-1800-0254-0033

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 10003GABLE/HIP 10003COMP SHNGL 10005DRYWALL 10014CARPET 8008SHT VINYL 2003CENTRAL 10004AIR DUCTED 1003 1001 10002WOOD FRAME 1001. 1. 1000 10002DIST FB 10000NONE 10003Quality Level 030100SINGLE FAMILYMAP NUMMKT AREA01NEIGHBORHOOD/LOC1007.00AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ ASUBAREA MARKET VALUEBAS1,0501001,05086,507FOP7230221,813TOTALS1,1221,07288,320EXTRA FEATURES1013 CALLE CORTA, FERNANDINA BEACHBLD DATEXF DATEINC DATELGL DATELAND DATEAG DATEL NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES10810CONCRETE A01000280.00SF6.506.501001980198033563720819CONC 12"01008432.00SF9.509.501001976197632885

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND0100011,072112.3600101.40108,701197619760018.7581.25

SINGLE FAM - 100% - 1993Heated Area: 1050HX Base Yr 1993BAS1993FOP1993

NASSAU COUNTY PROPERTY

PAGE 1 of 12VALUATION BYSTANDARDTax Group: 2Tax Dist:BUILDING MARKET VALUE88,320TOTAL MARKET OB/XF VALUE722TOTAL LAND VALUE - MARKET175,000TOTAL MARKET VALUE264,042SOH/AGL Deduction193,531ASSESSED VALUE70,511TOTAL EXEMPTION VALUEHX HB WX50,511BASE TAXABLE VALUE20,000TOTAL JUST VALUE264,042NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE213,755SALES DATAOFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE2360/05275/06/2020QC U I I11100GRANTOR: BOISSONNEAULT NORMANGRANTEE: BOISSONNEAULT NORMA0670/104811/18/1992WD Q Q I I45,500GRANTOR: LAST MARY & JAMESGRANTEE: BOISSONNEAULT NORMABUILDING NOTESBUILDING DIMENSIONSBAS=[YR=1993] W42 S25 E12 FOP=[YR=1993] S4 E18 N4W18\$ E30 N25\$.

LAND DESCRIPTION

TOTAL OB/XF722L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV1000100CSFR1000006R-175.00100.001.00LT1.001.001.00175,000.00175,000.00175,000

REVIEW DATE09/24/2018BYDJXTotal Acres: 0.00Total Land Value: 175,000Market: 0Agricultural: 0Common: 175,000PRINTED 08/02/2023 BY SYS