

LOT 51 &  
PT SEC 12-2N-28E PAR 5-3  
IN OR 1994/694

RAIN BURTON J & PATRICIA OROZCO  
4682 RIGGING DR  
FERNANDINA BEACH, FL 32034

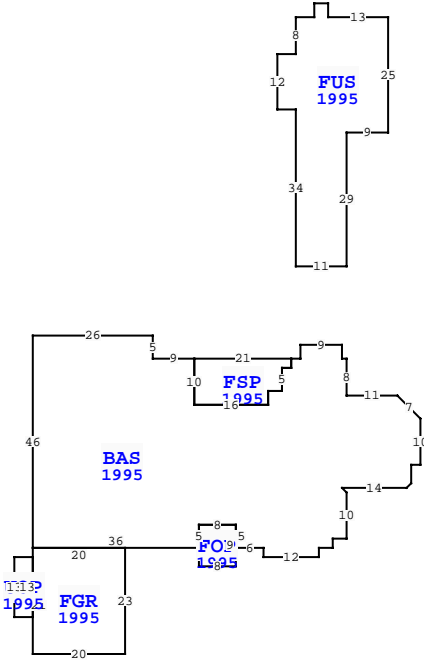
**2023**

00-SB-30-065A-0051-0000

BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	16 WD FR STUC 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 60
Interior Wall	08 DECORATIVE 40
Interior Floor	14 CARPET 70
Interior Floor	11 CLAY TILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3.5 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Units	0 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	4,270	133.4678	190.19	812,111	1995	1995	0	0	0 13.50	86.50

1 SFR CUST - 100% - 2016 Heated Area: 3911 HX Base Yr 2016



Quality	04 Quality Level 04			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 03			
NEIGHBORHOOD/LOC	3019.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,035	100	3,035	499,301
FGR	460	55	253	41,622
FOP	72	30	22	3,619
FSP	185	40	74	12,174
FUS	876	100	876	144,114
UOP	52	20	10	1,645
TOTALS	4,680		4,270	702,476

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VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 8	8
BUILDING MARKET VALUE	702,476	
TOTAL MARKET OB/XF VALUE	16,902	
TOTAL LAND VALUE - MARKET	446,250	
TOTAL MARKET VALUE	1,165,628	
SOH/AGL Deduction	467,631	
ASSESSED VALUE	697,997	
TOTAL EXEMPTION VALUE	50,000	HX HB
BASE TAXABLE VALUE	647,997	
TOTAL JUST VALUE	1,165,628	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	1,001,884	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E996164	REMODEL	800	08/01/1999
B9906311	REPAIR/RRF	8,500	07/01/1999
B9401506	NEW CONSTR	134,529	11/01/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1994/0694	7/14/2015	SW	U	I	30	165,400
GRANTOR: RAIN BURTON J						
GRANTEE: RAIN BURTON J & PAT						
1301/1530	3/14/2005	WD	U	I	07	100
GRANTOR: BAILEY FLOYD T & MARI						
GRANTEE: RAIN BURTON J						

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	OB/XF MKT VALUE	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1995	1995	3	79	2,765	
2	0855	CONC PAVER	0 100	0	0	1,233.00	SF	10.00	10.00	100	1995	1995	3	72	8,878	
4	0855	CONC PAVER	0 100	0	0	120.00	SF	10.00	10.00	100	1995	1995	3	72	864	
6	0855	CONC PAVER	0 100	0	0	35.00	SF	10.00	10.00	100	1995	1995	3	72	252	
7	0810	CONCRETE A	0 100	0	0	392.00	SF	6.50	6.50	100	1995	1995	3	72	1,835	
8	0855	CONC PAVER	0 100	0	0	130.00	SF	10.00	10.00	100	1995	1995	3	72	936	
9	0911	SCRN RM A	0 100	0	0	392.00	SF	17.50	17.50	100	2001	2001	3	20	1,372	

LAND DESCRIPTION												TOTAL OB/XF												
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	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000140	C	SFR GOLF A	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.05	425,000.00	446,250.00	446,250							