

BOYERS STEPHEN J & MARTHA E
95177 WILLET WAY
FERNANDINA BEACH, FL 32034

00-SB-30-1672-0021-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMNT CD CONSTRUCTION										TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND										VALUATION SUMMARY									
Exterior Wall 16 WD FR STUC 70										0500 11 3,441 154.0227 219.48 755,231 2007 2007 0 0 0 7.50 92.50										VALUATION BY STANDARD									
Exterior Wall 15 CONC BLOCK 30										1 SFR CUST - 100% - 2018 Heated Area: 3034 HX Base Yr 2018										Tax Group: 8 Tax Dist:									
Roof Structure 08 IRREGULAR 100																				BUILDING MARKET VALUE 698,589									
Roof Cover 07 CONC TILE 100																				TOTAL MARKET OB/XF VALUE 21,560									
Interior Wall 05 DRYWALL 100																				TOTAL LAND VALUE - MARKET 135,000									
Interior Floo 11 CLAY TILE 70																				TOTAL MARKET VALUE 855,149									
Interior Floo 14 CARPET 30																				SOH/AGL Deduction 327,962									
Air Condition 03 CENTRAL 100																				ASSESSED VALUE 527,187									
Heating Type 04 AIR DUCTED 100																				TOTAL EXEMPTION VALUE HX HB 50,000									
Bedrooms 3 100																				BASE TAXABLE VALUE 477,187									
Bathrooms 4.5 100																				TOTAL JUST VALUE 855,149									
Frame 02 WOOD FRAME 100																				NCON VALUE 0									
Stories 1.5 1.5 100																				INCOME VALUE									
Units 0 100																				PREVIOUS YEAR MKT VALUE 668,134									
Quality 05 Quality Level 05																				PERMIT NUM DESCRIPTION AMT ISSUED									
DOR CODE 0100 SINGLE FAMILY																				B18484 SWIM POOL 24,000 09/01/2006									
MAP NUM MKT AREA 03																				R09240 REPAIR/RRF 10,000 05/01/2006									
NEIGHBORHOOD/LOC 3021.00																				M11294 MECH OTHER 0 03/01/2006									
AREA TYPE TOTAL GROSS AREA PCT OF BASE TOT ADJ AREA SUBAREA MARKET VALUE																				P10571 OTHER 0 01/01/2006									
BAS 299 100 299 60,703																				E16102 ELEC OTHER 2,000 11/01/2005									
BAS 1,890 100 1,890 383,706																				C15997 CO ISSUED 0 09/01/2005									
FGR 462 55 254 51,567																													
FOP 510 30 153 31,062																													
FUS 845 100 845 171,551																													
TOTALS 4,006 3,441 698,589																													
EXTRA FEATURES										95177 WILLET WAY, FERNANDINA BEACH																			
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										BLD DATE 01/10/2008 DJ LGL DATE																			
										XF DATE										LAND DATE									
										INC DATE										AG DATE									
1 0861 POOL GUNIT 0 100 21 10 210.00 SF 85.00 85.00 100 2007 2007 3 52 9,282																													
2 0855 CONC PAVER 0 100 0 0 43.00 SF 10.00 10.00 100 2007 2007 3 89 383																													
3 0855 CONC PAVER 0 100 0 0 280.00 SF 10.00 10.00 100 2007 2007 3 89 2,492																													
4 1126 CB/STC 8" 0 100 70 0 420.00 SF 8.00 8.00 100 2007 2007 3 89 2,990																													
5 0500 FP-PRE FAB 0 100 0 0 1.00 UT 3,500.00 3,500.00 100 2007 2007 3 92 3,220																													
6 0811 CONCRETE B 0 100 0 0 690.00 SF 5.20 5.20 100 2007 2007 3 89 3,193																													
LAND DESCRIPTION										TOTAL OB/XF 21,560																			
L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T DPTH FACT % COND TOT ADJ UNIT PRICE ADJ UNIT PRICE LAND VALUE OTHER ADJUSTMENTS AND NOTES YEAR DENSITY DECL FRZ YR CONSRV																													
1 000100 C SFR 100 PUD 0.00 0.00 1.00 LT 1.00 1.00 1.00 135,000.00 135,000.00 135,000																													
REVIEW DATE 11/07/2017 BY DJX										Total Acres: 0.00 Total Land Value: 135,000 Market: 0 Agricultural: 0 Common: 135,000										PRINTED 08/02/2023 BY SYS									