

LOT 5 IN OR 2224/979
SEASIDE PRIVACY HOMES AT
SUMMER BEACH #1 PB 5/95-96

BONNEY JOINT REVOCABLE TRUST/BONNEY EDWARD C TRUST
207 SHERRY RD
LABADIE, MO 63055

2023

00-SB-30-1920-0005-0000



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS													NASSAU COUNTY PROPERTY												
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1 8															
Exterior Wall	16	WD FR STUC 100	0500	11	1,842	141.7320	201.97	372,029	1987	1995	0	0	0	13.50	86.50	VALUATION SUMMARY														
Roof Structur	03	GABLE/HIP 100	1 SFR CUST - 0% - 0													Heated Area: 1689														
Roof Cover	03	COMP SHNGL 100														HX Base Yr														
Interior Wall	05	DRYWALL 100																												
Interior Floo	14	CARPET 80																												
Interior Floo	11	CLAY TILE 20																												
Air Condition	03	CENTRAL 100																												
Heating Type	04	AIR DUCTED 100																												
Bedrooms		2 100																												
Bathrooms		2 100																												
Frame	02	WOOD FRAME 100																												
Stories	1.	1. 100																												
Units		0 100																												
BUD8 Adjustme	05	DIST 1A 100																												
Quality			03	Quality Level 03																										
DOR CODE			0100	SINGLE FAMILY																										
MAP NUM				MKT AREA																										
NEIGHBORHOOD/LOC			3020.00																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																										
BAS	1,464	100	1,464	255,767																										
BAS	225	100	225	39,308																										
FGR	250	55	138	24,109																										
FOP	14	30	4	699																										
PTO	222	5	11	1,922																										
TOTALS			2,175	1,842	321,805																									
EXTRA FEATURES					5015 SUMMER BEACH BLVD, 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															
1	0810	CONCRETE A	0	0	0			6.50	100	1987	1987	3	54.5	1,360																
2	0810	CONCRETE A	0	0	0			6.50	100	1987	1987	3	54.5	871																
3	0810	CONCRETE A	0	0	14	1		6.50	100	2001	2001	3	82	75																
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	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV						
1	000100	C	SFR	0		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	250,000.00	250,000.00	250,000													
REVIEW DATE 07/18/2019 BY DJA Total Acres: 0.00 Total Land Value: 250,000 Market: 0 Agricultural: 0 Common: 250,000 PRINTED 08/02/2023 BY SYS																														