LOT 20
IN OR 2202/964
MARSH CREEK VILLAGE 1 PB 4/18

LAUB ALFRED C & MINNA Z
19 PAINTED BUNTING
FERNANDINA BEACH, FL 32034

2023

01-6N-29-1300-0020-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

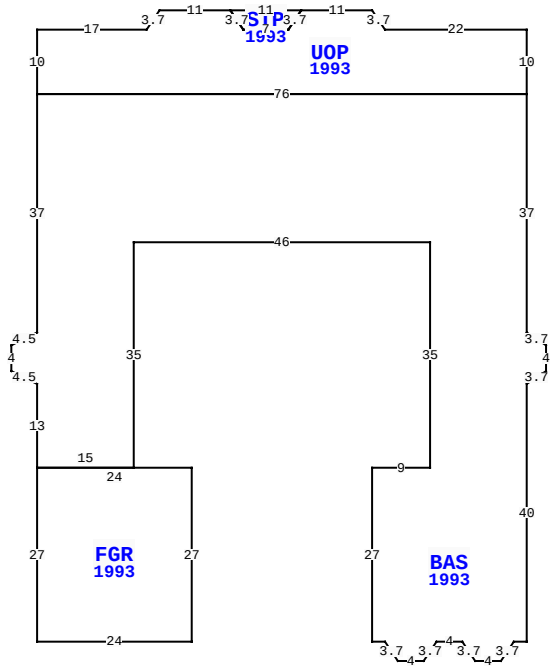
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,524	100	3,524	429,899
FGR	648	55	356	43,429
STP	27	10	3	366
UOP	838	20	168	20,494
TOTALS	5,037		4,051	494,190

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	4,051	100.7160	143.52	581,400	1983	1990	0	0	0	15.00	85.00

1 SFR CUST - 100% - 2019 Heated Area: 3524 HX Base Yr 2019



19 PAINTED BUNTING, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		494,190
TOTAL MARKET OB/XF VALUE		21,791
TOTAL LAND VALUE - MARKET		600,000
TOTAL MARKET VALUE		1,115,981
SOH/AGL Deduction		485,868
ASSESSED VALUE		630,113
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		580,113
TOTAL JUST VALUE		1,115,981
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		780,623

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2202/0964	6/06/2018	WD	Q	I	01	650,000
GRANTOR: PATRICIA JOHNSTONE SM						
GRANTEE: LAUB ALFRED C & MIN						
1720/0001	12/27/2010	WD	U	I	30	100
GRANTOR: SMITH PATRICIA J						
GRANTEE: SMITH PATRICIA J TR						

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=1993] W22 U3 L2 W11 STP=[YR=1993] W11 D3 R2 E7 U3 R2 $ D3 L2 W7 U3 L2 W11 D3 L2 W17 S10 BAS=[YR=1993] S37 D2 L4 S4 D2 R4 S13 FGR=[YR=1993] S27 E24 N27 W24 $ E15 N35 E46 S35 W9 S27 E2 D3 R2 E4 U3 R2 E4 D3 R2 E4 U3 R2 E2 N40 R3 U2 N4 U2 L3 N37 W76$ E76 N10 $.

EXTRA FEATURES

LN	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	0855	CONC PAVER	0	100	0	0	873.00	SF	10.00	10.00	100	1995	1995	3	72	6,286	
2	0855	CONC PAVER	0	100	0	0	769.00	SF	10.00	10.00	100	1995	1995	3	72	5,537	
3	1242	WD DECK A	0	100	0	0	594.00	SF	10.00	10.00	100	1983	1983	3	20	1,188	
4	0861	POOL GUNIT	0	100	0	0	390.00	SF	85.00	85.00	100	1983	1983	3	20	6,630	
5	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1983	1983	3	56	1,120	
6	1125	CB/STC 6"	0	100	0	0	182.00	SF	7.35	7.35	100	1983	1983	3	44	589	
7	0446	BOX FNC 6'	0	100	0	0	63.00	LF	20.00	20.00	100	1983	1983	3	20	252	
8	0463	FENCE GATE	0	100	0	0	3.00	UT	300.00	300.00	100	1983	1983	3	21	189	

LAND DESCRIPTION

TOTAL OB/XF 21,791

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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		RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	600,000.00	600,000.00	600,000							

REVIEW DATE 04/27/2020 BY DJA Total Acres: 0.00 Total Land Value: 600,000 Market: 0 Agricultural: 0 Common: 600,000 PRINTED 08/02/2023 BY SYS