

LOT 51
IN OR 1006/916
NORTH HAMPTON PHASE 1 PB 6/215

ELSESSER GARY E & CHRISTINE A/CHRISTINE ELSESSER
86674 NORTH HAMPTON CLUBWAY
FERNANDINA BEACH, FL 32034

2023

12-2N-27-1460-0051-0000



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 100
Interior Floo	11	CLAY TILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	4	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4043.00	

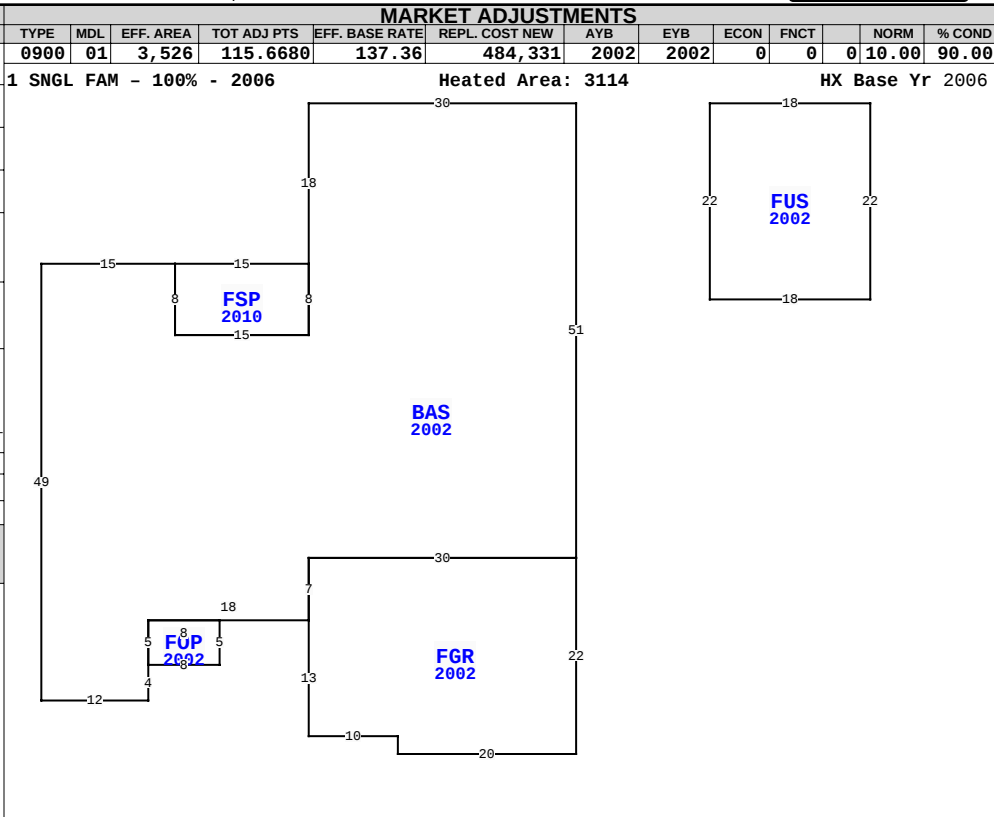
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,718	100	2,718	336,010
FGR	640	55	352	43,516
FOP	40	30	12	1,483
FSP	120	40	48	5,934
FUS	396	100	396	48,956

TOTALS	3,914		3,526	435,898
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0811	CONCRETE B	0	100	0	0	1,269.00	SF	5.20

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000135	C	SFR CNSVTN	100		PUD	0.00	0.00	1.00

REVIEW DATE 01/06/2023 BY NWA



BLD DATE	03/29/2023	NW	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0811	CONCRETE B	0	100	0	0	1,269.00	SF	5.20

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	000135	C	SFR CNSVTN	100		PUD	0.00	0.00	1.00

Total Acres: 0.00 Total Land Value: 127,500 Market: 0 Agricultural: 0 Common: 127,500

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 4	Tax Dist:								
BUILDING MARKET VALUE	435,898								
TOTAL MARKET OB/XF VALUE	8,522								
TOTAL LAND VALUE - MARKET	127,500								
TOTAL MARKET VALUE	571,920								
SOH/AGL Deduction	305,822								
ASSESSED VALUE	266,098								
TOTAL EXEMPTION VALUE	50,000								
BASE TAXABLE VALUE	216,098								
TOTAL JUST VALUE	571,920								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	447,549								

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1006/0916	9/05/2001	WD	Q	I		300,100			
GRANTOR: BEAZER HOMES CORP									
GRANTEE: ELSESSER GARY E & C									
0977/0498	3/22/2001	WD	U	V	19	666,000			
GRANTOR: NORTH HAMPTON LLC									
GRANTEE: BEAZER HOMES CORP									

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2002] W30 S18 FSP=[YR=2010] W15 S8 E15 N8 \$ S8 W15 N8 W15 S49 E12 N4 FOP=[YR=2002] E8 N5 W8 S5 \$ N5 E18 FGR=[YR=2002] S13 E10 S2 E20 N22 W30 S7 \$ N7 E30 N51 \$ PTR=E15 FUS=[YR=2002] E18 S22 W18 N22 \$ W15 \$.									