

LOT 62
IN OR 2004/1070
NORTH HAMPTON PHASE 1 PB 6/215

BLANC DRU M & TAMMY L
86071 HAMPTON BAYS DR
FERNANDINA BEACH, FL 32034

2023

12-2N-27-1460-0062-0000



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 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

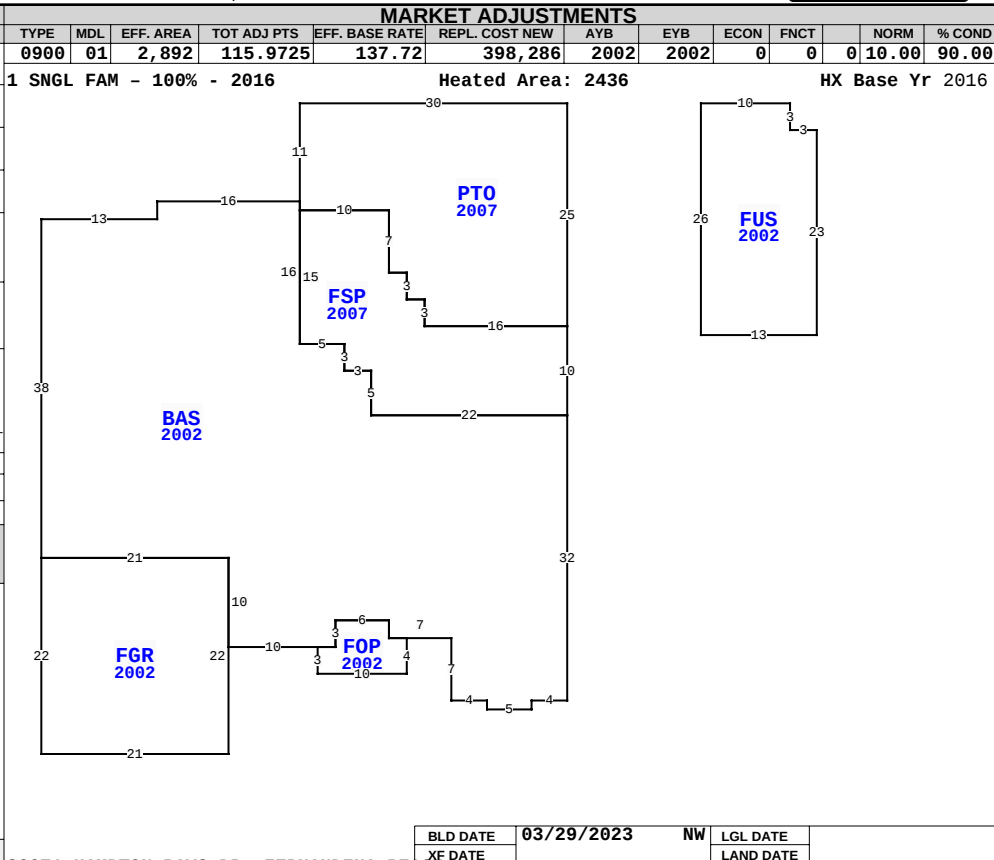
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4043.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,107	100	2,107	261,158
FGR	462	55	254	31,483
FOP	50	30	15	1,859
FSP	393	40	157	19,460
FUS	329	100	329	40,779
PTO	602	5	30	3,719

TOTALS	3,943		2,892	358,457
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	0812	CONCRETE C	0 100	0	0	1,509.00	SF	4.00	
3	0600	SUMMER KIT	0 100	0	0	1.00	UT	5,000.00	
4	1076	TRELLIS A	0 100	20	25	500.00	SF	7.50	

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



TOTAL OB/XF									
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1	000135	C	SFR CNSVTN	100		PUD	0.00	0.00	1.00

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 4	Tax Dist:								
BUILDING MARKET VALUE	358,457								
TOTAL MARKET OB/XF VALUE	11,305								
TOTAL LAND VALUE - MARKET	127,500								
TOTAL MARKET VALUE	497,262								
SOH/AGL Deduction	227,504								
ASSESSED VALUE	269,758								
TOTAL EXEMPTION VALUE	HX HB VX 55,000								
BASE TAXABLE VALUE	214,758								
TOTAL JUST VALUE	497,262								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	385,609								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21005903	REMODEL	37,256	06/01/2021

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2004/1070	9/09/2015	WD	Q	I	02	350,000	
GRANTOR: RASMUSSEN CARL J &							
GRANTEE: BLANC DRU M & TAMMY							
1909/1763	3/31/2014	WD	Q	I	01	328,000	
GRANTOR: MOORE JUNE ELLEN							
GRANTEE: RASMUSSEN CARL J &							

BUILDING NOTES									

BUILDING DIMENSIONS									
PTO=[YR=2007] W30 S11 BAS=[YR=2002] W16 S2 W13 S38 FGR=[YR=2002] S22 E21 N22 W21\$ E21 S10 E10 FOP=[YR=2002] S3 E10 N4 W2 N2 W6 S3 W2\$ E2 N3 E6 S2 E7 S7 E4 S1 E5 N1 E4 N32 FSP=[YR=2007] N10 W16 N3 W2 N3 W2 N7 W10 S15 E5 S3 E3 S5 E22\$ W22 N5 W3 N3 W5 N16\$ S1 E10 S7 E2 S3 E2 S3 E16 N25\$ PTR= E15 FUS=[YR=2002] E10 S3 E3 S23 W13 N26 \$ W15 \$.									