LOT 393
NORTH HAMPTON PHASE 3 PB 7/16

ROGERS NORMAN C & NANCY D L/E/
862009 NORTH HAMPTON CLUB WAY
FERNANDINA BEACH, FL 32034

2023

12-2N-27-1460-0393-0000

NASSAU COUNTY PROPERTY

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		4 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04

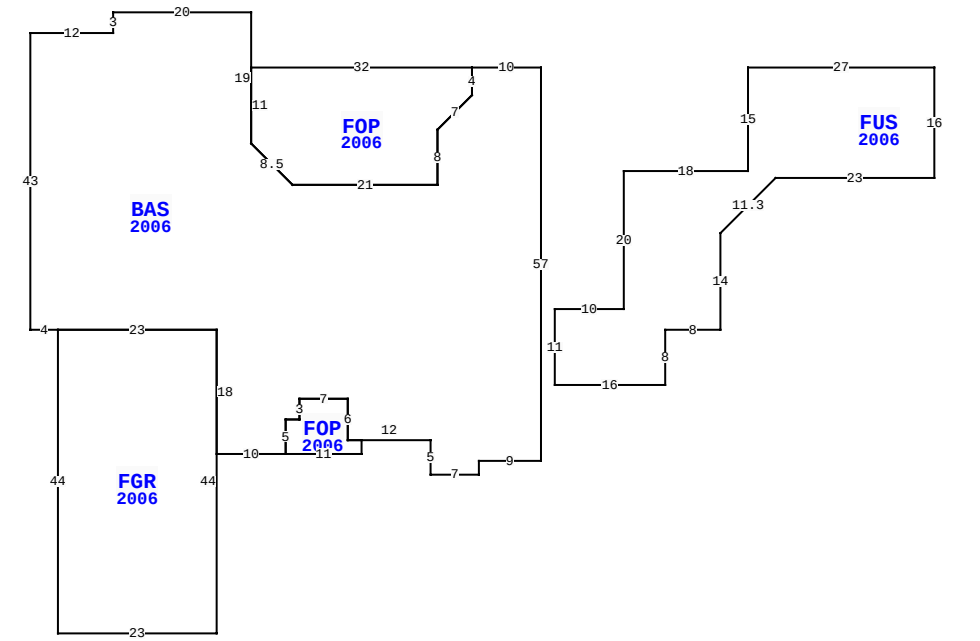
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4043.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,345	100	3,345	421,019
FGR	1,012	55	557	70,107
FOP	70	30	21	2,643
FOP	474	30	142	17,873
FUS	948	100	948	119,320
TOTALS	5,849		5,013	630,963

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	5,013	115.2112	136.81	685,829	2006	2006	0	0	0	8.00	92.00

1 SNGL FAM – 100% - 2009 Heated Area: 4293 HX Base Yr 2009



862009 NORTH HAMPTON CLUB WAY, FERNANDINA BEACH

BLD DATE	03/29/2023	NW	LGL DATE
XF DATE	02/27/2007	RK	LAND DATE
INC DATE			AG DATE

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		630,963
TOTAL MARKET OB/XF VALUE		9,716
TOTAL LAND VALUE - MARKET		127,500
TOTAL MARKET VALUE		768,179
SOH/AGL Deduction		281,708
ASSESSED VALUE		486,471
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		436,471
TOTAL JUST VALUE		768,179
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		611,684

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M10939	MECH OTHER	0	01/01/2006
E16586	ELEC OTHER	1,500	01/01/2006
P10608	OTHER	0	01/01/2006
C16767	CO ISSUED	568,900	12/01/2005
R08669	REPAIR/RRF	3,500	12/01/2005
B16767	NEW CONSTR	568,900	12/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2321/0591	11/12/2019	WD	U	I	11	100
GRANTOR: ROGERS NORMAN C & NAN						
GRANTEE: ROGERS NORMAN & NAN						
1577/1404	7/21/2008	WD	Q	I		660,000
GRANTOR: INTERVEST CONSTRUCTIO						
GRANTEE: ROGERS NORMAN C & N						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W10 FOP=[YR=2006] W32 S11 D6 R6 E21 N8 U5 R5 N4 $ S4 D5 L5 S8 W21 U6 L6 N19 W20 S3 W12 S43 E4 FGR=[YR=2006] S44 E23 N44 W23$ E23 S18 E10 FOP=[YR=2006] E11 N2 W2 N6 W7 S3 W2 S5 $ N5 E2 N3 E7 S6 E12 S5 E7 N2 E9 N57 $ PTR= E30 FUS=[YR=2006] E27 S16 W23 D8 L8 S14 W8 S8 W16 N11 E10 N20 E18 N15 $ W30 $.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2006	2006	3	91	3,185	
2	0812	CONCRETE C	0	100	0	0	1,714.00	SF	4.00	4.00	100	2006	2006	3	88	6,033	
3	1123	CB 8"	0	100	0	0	92.00	SF	6.15	6.15	100	2006	2006	3	88	498	

LAND DESCRIPTION

TOTAL OB/XF 9,716

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	000135	C	SFR CNSVTN	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	127,500.00	127,500.00	127,500							

REVIEW DATE 04/23/2018 BY SBX Total Acres: 0.00 Total Land Value: 127,500 Market: 0 Agricultural: 0 Common: 127,500 PRINTED 08/02/2023 BY SYS