



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	12	HARDWOOD 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
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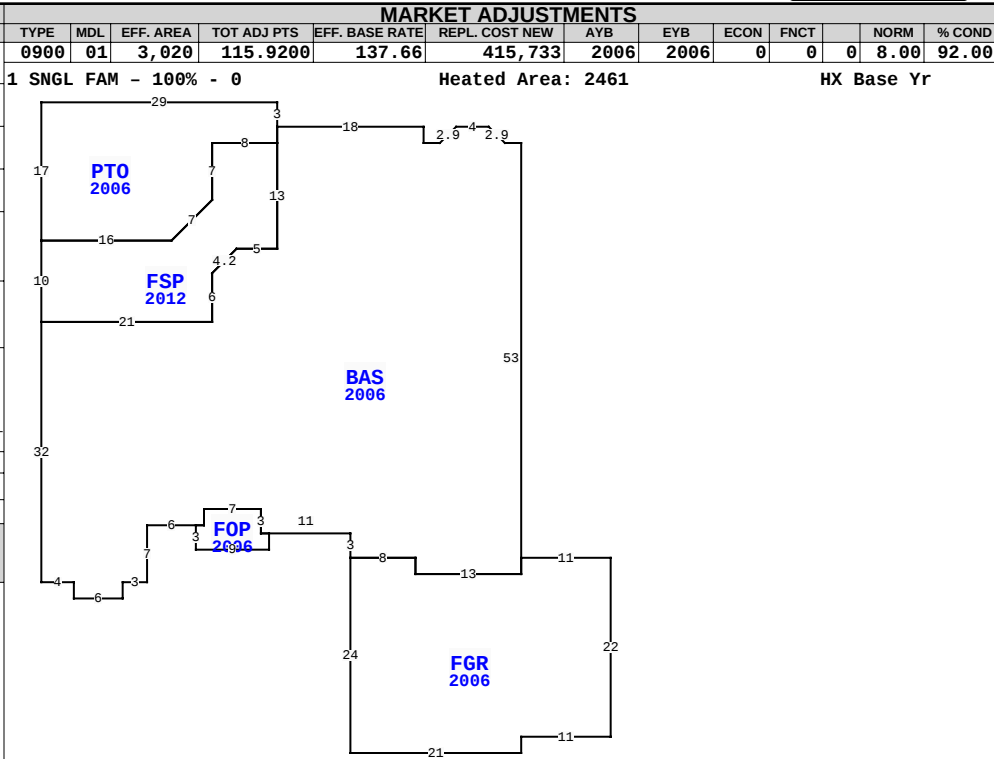
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,461	100	2,461	311,679
FGR	720	55	396	50,152
FOP	40	30	12	1,520
FSP	331	40	132	16,717
PTO	385	5	19	2,407

TOTALS	3,937		3,020	382,474
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EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION

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	0500	FP-PRE FAB	0	100	0	0		1.00	UT 3,500.00		2006	2006	3	91	3,185	
2	0855	CONC PAVER	0	100	0	0		1,319.00	SF 10.00		2014	2014	3	95	12,531	
3	0911	SCRN RM A	0	100	0	0		941.00	SF 17.50		2014	2014	3	70	11,527	
4	0855	CONC PAVER	0	100	0	0		152.00	SF 10.00		2014	2014	3	95	1,444	
5	0600	SUMMER KIT	0	100	0	0		1.00	UT 2,500.00		2014	2014	3	70	1,750	

LAND DESCRIPTION		
L N	USE CODE	CLS
1	000135	C



861865 NORTH HAMPTON CLUB WAY, FERNANDINA BEACH	BLD DATE 09/16/2020 KKA	LGL DATE 09/16/2020 KKA
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TOTAL OB/XF		
		30,437

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

NASSAU COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		382,474
TOTAL MARKET OB/XF VALUE		30,437
TOTAL LAND VALUE - MARKET		127,500
TOTAL MARKET VALUE		540,411
SOH/AGL Deduction		185,573
ASSESSED VALUE		354,838
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		304,838
TOTAL JUST VALUE		540,411
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		435,578

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1428272	SCRNENCL	20,441	01/01/2014
E1314149	9X9PARTITION	0	12/01/2013
E17079	ELEC OTHER	1,500	04/01/2006
P10974	OTHER	0	04/01/2006
C17400	CO ISSUED	488,692	03/01/2006
R09065	REPAIR/RRF	3,500	03/01/2006

SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q U
2616/1643	1/31/2023	WD Q	I 02
GRANTOR: HARRISON CECELLIA A			
GRANTEE: SOWERS JAMES RICHAR			
2307/1208	9/23/2019	WD Q	I 01
GRANTOR: HADDOCK EDGAR H LIVIN			
GRANTEE: HARRISON WALTER L &			

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=2006]	W2 U2 L2 W4 D2 L2 W2 N2 W18 PTO=[YR=2006]		
N3 W29 S17 E16 U5 R5 N7 E8 N2\$ S2 FSP=[YR=2012]	W8 S7 D5 L5 W16 S10 E21 N6 U3 R3 E5 N13\$ S13 W5 D3 L3 S6 W21 S32		
E4 S2 E6 N2 E3 N7 E6 FOP=[YR=2006]	S3 E9 N2 W1 N3 W7 S2 W1\$ E1 N2 E7 S3 E11 S3 FGR=[YR=2006]		
	S24 E21 N2 E11 N22 W11 S2 W13 N2 W8\$ E8 S2 E13 N53 \$.		