

LOT 460
IN OR 1854/507
NORTH HAMPTON PHASE 3 PB 7/16

BENNETT MARK L & CARMELITA J
862012 NORTH HAMPTON CLUB WAY
FERNANDINA BEACH, FL 32034

2023

12-2N-27-1460-0460-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD
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	12 HARDWOOD 70
Interior Floo	14 CARPET 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 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	2,470	100	2,470	311,458
FGR	777	55	427	53,843
FOP	54	30	16	2,018
FOP	593	30	178	22,445
TOTALS	3,894		3,091	389,763

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	100	0	0	960.00	SF	5.20	5.20	
2	0462	ST/AL FNC	0	100	0	0	960.00	SF	10.00	10.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000141	C	SFR GOLF B	100		PUD	0.00	0.00	1.00	LT	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,091	110.6070	131.35	406,003	2014	2014	0	0	4.00	96.00
1 SNGL FAM - 100% - 2015 Heated Area: 2470 HX Base Yr 2015											

862012 NORTH HAMPTON CLUB WAY, FERNANDINA BEACH											
BLD DATE 03/29/2023 NW LGL DATE XF DATE LAND DATE INC DATE AG DATE											

TOTAL OB/XF											
12,230											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 4
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		389,763	
TOTAL MARKET OB/XF VALUE		12,230	
TOTAL LAND VALUE - MARKET		105,000	
TOTAL MARKET VALUE		506,993	
SOH/AGL Deduction		197,187	
ASSESSED VALUE		309,806	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		259,806	
TOTAL JUST VALUE		506,993	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		406,009	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1328120	CO ISSUED	0	05/23/2014
B1328120	NEW CONSTR	312,404	12/01/2013

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1854/0507	4/30/2013	WD	Q	V	02	43,000	
GRANTOR: DISBROW BUILDERS INC							
GRANTEE: BENNETT MARK L & CA							
1835/0898	1/15/2013	CT	U	V	18	27,100	
GRANTOR: CLERK OF COURT							
GRANTEE: DISBROW BUILDERS IN							

BUILDING NOTES											
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BUILDING DIMENSIONS											
FOP=[YR=2014] W52 S9 BAS=[YR=2014] S51 E11 FOP=[YR=2014] S3 E10 N3 W1 N3 W8 S3 W1 \$E1 N3 E8 S3 E11 FGR=[YR=2014] S34 E21 N37 W21S3 \$N3 E21 N13 U3 R3 N7 U3 L3 N22 W11 S5 W25 N5 W16 \$ E16 S5 E25 N5 E11 N9 \$.											