

LOT 62
IN OR 1851/897
NORTH HAMPTON #4 PB 6/384

CARTER MARILYN F
96068 LONG BEACH DR
FERNANDINA BEACH, FL 32034

2023

12-2N-27-1462-0062-0000



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	14 CARPET 80
Interior Floo	11 CLAY TILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
Occupancy	00 NONE 100

Quality	02	Quality Level 02	
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	2,042	100	2,042	236,825
FGR	500	55	275	31,894
FOP	52	30	16	1,856
FOP	176	30	53	6,147

TOTALS	2,770		2,386	276,722
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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	0811	CONCRETE B	0 100	0	0	677.00	SF	5.20	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	NOTES
1	000135	C	SFR CNSVTN	100			0.00	0.00	

REVIEW DATE 11/20/2020 BY NWX

1 SNGL FAM - 100% - 2014

Heated Area: 2042

HX Base Yr 2014

BLD DATE 03/29/2023 NW

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

96068 LONG BEACH DR, FERNANDINA BEACH

TOTAL OB/XF									
6,213									

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6,213									

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

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					276,722				
TOTAL MARKET OB/XF VALUE					6,213				
TOTAL LAND VALUE - MARKET					127,500				
TOTAL MARKET VALUE					410,435				
SOH/AGL Deduction					180,502				
ASSESSED VALUE					229,933				
TOTAL EXEMPTION VALUE					55,000				
BASE TAXABLE VALUE					174,933				
TOTAL JUST VALUE					410,435				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					338,161				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20008289	REPAIR/RRF	0	09/30/2020
E15626	ELEC OTHER	2,000	08/01/2005
M10090	MECH OTHER	0	08/01/2005
P0509606	OTHER	0	06/01/2005
B0414282	NEW CONSTR	200,000	12/01/2004
R047038	REPAIR/RRF	6,000	12/01/2004

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1851/0897	4/16/2013	WD	Q	I	01	199,600	
GRANTOR: FLEGAL GEORGE J							
GRANTEE: CARTER JAMES W & MA							
1388/1525	2/13/2006	WD	U	I	21	266,600	
GRANTOR: MORRISON HOMES INC							
GRANTEE: FLEGAL GEORGE J & M							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2005] W18FOP=[YR=2005] W22S8E22N8\$ S8W22S58E10FOP=[YR=2005] S1E10N7W7S6 W3\$E3N6E7FGR=[YR=2005] S12E20N25W20 S13\$N13E20N47\$.									