

LOT 21
IN OR 2152/1624
ESMT PT OR 1521/1562

HOGLE JOHN E & GLORIA J
85178 MAJESTIC WALK BLVD
FERNANDINA BEACH, FL 32034

2023

13-2N-27-0720-0021-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 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

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Quality 03 Quality Level 03

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 04

NEIGHBORHOOD/LOC 4077.00

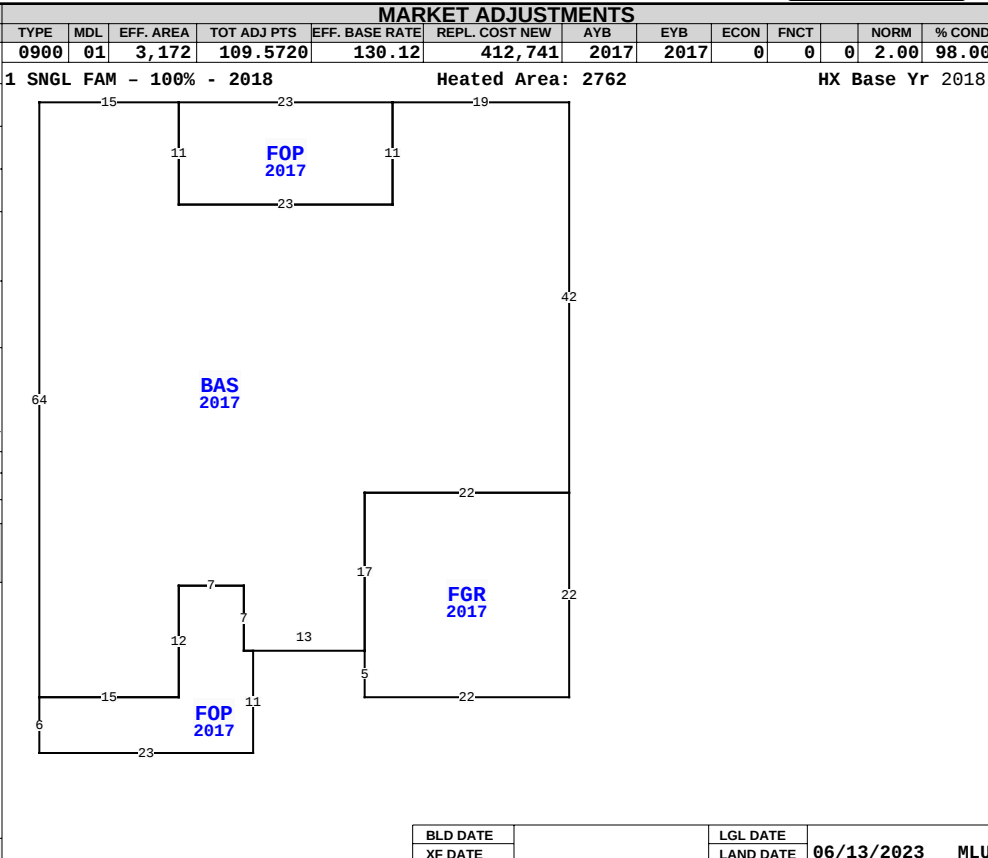
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,762	100	2,762	352,203
FGR	484	55	266	33,920
FOP	227	30	68	8,671
FOP	253	30	76	9,691

TOTALS	3,726		3,172	404,486
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0812	CONCRETE C	0 100	0	0	1,089.00	SF	4.00	4.00	100	2017
2	0911	SCRN RM A	0 100	23	10	230.00	SF	17.50	17.50	100	2017
3	0855	CONC PAVER	0 100	23	10	230.00	SF	10.00	10.00	100	2017

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000136	C	SFR INT	100			0.00	0.00	1.00	LT	1.00

REVIEW DATE 04/09/2019 BY TWX



85178 MAJESTIC WALK BLVD, FERNANDINA BEACH

TOTAL OB/XF											
											9,757

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											9,757

Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											PAGE 1 of 1 4
VALUATION BY											STANDARD
Tax Group: 4											Tax Dist:
BUILDING MARKET VALUE											404,486
TOTAL MARKET OB/XF VALUE											9,757
TOTAL LAND VALUE - MARKET											75,000
TOTAL MARKET VALUE											489,243
SOH/AGL Deduction											152,366
ASSESSED VALUE											336,877
TOTAL EXEMPTION VALUE											55,000
BASE TAXABLE VALUE											281,877
TOTAL JUST VALUE											489,243
NCON VALUE											0
INCOME VALUE											
PREVIOUS YEAR MKT VALUE											393,889

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PERMIT NUM	DESCRIPTION	AMT	ISSUED
17009031	CO ISSUED	0	10/13/2017
17002188	ADDITION	10,891	04/18/2017
1700905	NEW CONSTR	340,346	12/01/2016
B1633624	SWIM POOL	40,000	12/01/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2152/1624	10/13/2017	SW	Q	I	02	386,100
GRANTOR: AVATAR PROPERTIES INC						
GRANTEE: HOGLE JOHN E & GLOR						
1974/0280	4/13/2015	SW	U	V	37	3,829,500
GRANTOR: AW VENTURE I LLC						
GRANTEE: AVATAR PROPERTIES I						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2017] W19 FOP=[YR=2017] W23 S11 E23 N11\$ S11 W23 N11 W15 S64 FOP=[YR=2017] S6 E23 N11 W1 N7 W7 S12 W15\$ E15 N12 E7 S7 E13 FGR=[YR=2017] S5 E22 N22 W22 S17\$ N17 E22 N42\$.											