LOT 62
IN OR 2108/1548
HAMPTON LAKES #1 PB 7/252

LINDBLOOM JEFFRY
1050 ST RT 126
PLAINFIELD, IL 60544

2023

13-2N-27-0720-0062-0000

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		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

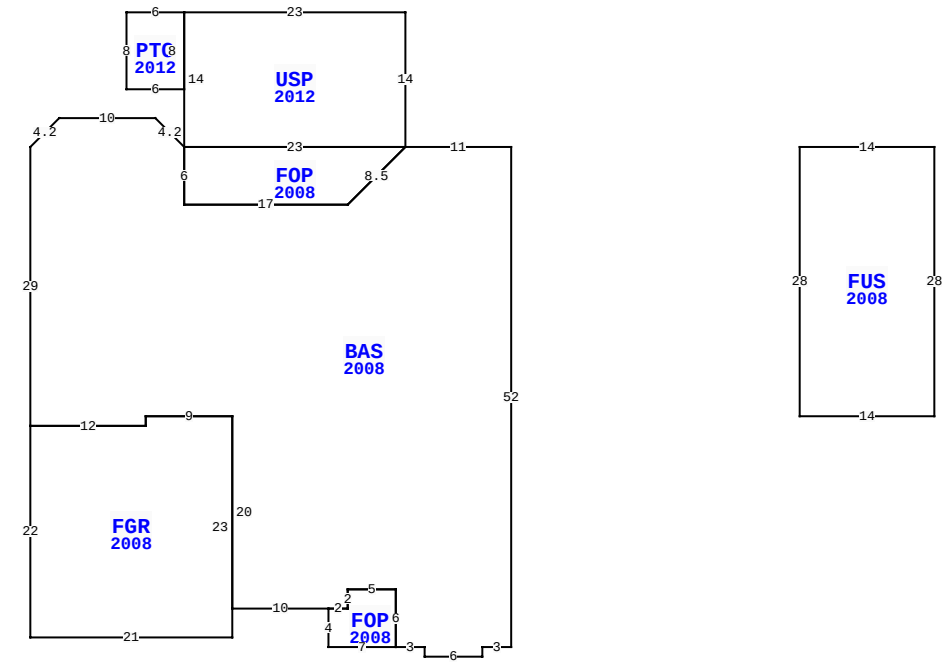
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4077.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,955	100	1,955	245,614
FGR	471	55	259	32,539
FOP	38	30	11	1,382
FOP	120	30	36	4,523
FUS	392	100	392	49,248
PTO	48	5	2	251
USP	322	30	97	12,187
TOTALS	3,346		2,752	345,744

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,752	113.7600	135.09	371,768	2008	2008	0	0	0	7.00	93.00

1 SNGL FAM – 0% - 0 Heated Area: 2347 HX Base Yr



BLD DATE	08/20/2008	RK	LGL DATE
XF DATE	08/20/2008	RK	LAND DATE 06/13/2023 MLU
INC DATE			AG DATE

85029 BABCOCK CT, FERNANDINA BEACH

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	345,744
TOTAL MARKET OB/XF VALUE	2,752
TOTAL LAND VALUE - MARKET	75,000
TOTAL MARKET VALUE	423,496
SOH/AGL Deduction	82,066
ASSESSED VALUE	341,430
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	341,430
TOTAL JUST VALUE	423,496
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	346,205

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25663	ADDITION	6,669	02/01/2012
M13413	MECH OTHER	0	11/01/2007
E20155	ELEC OTHER	2,000	10/01/2007
P12754	OTHER	0	10/01/2007
C20592	CO ISSUED	240,305	09/01/2007
B20592	NEW CONSTR	240,305	09/01/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2108/1548	3/21/2017	WD	Q	I	01	270,000
GRANTOR: NATALONI ROBERT C & R						
GRANTEE: LINDBLOOM JEFFRY						
1737/0888	4/26/2011	WD	U	I	35	220,000
GRANTOR: PHILLIPS ALBERT E & B						
GRANTEE: NATALONI ROBERT C &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W11USP=[YR=2012] N14 W23 PTO=[YR=2012] W6 S8 E6 N8 $ S14 E23 $ FOP=[YR=2008] W23 S6 E17 U6 R6 $ D6 L6 W17 N6 U3 L3 W10 D3 L3 S29 FGR=[YR=2008] S22 E21 N23 W9 S1 W12$ E12 N1 E9 S20 E10 FOP=[YR=2008] S4 E7 N6 W5 S2 W2 $ E2 N2 E5 S6 E3 S1 E6 N1 E3 N52 $ PTR= E30 FUS=[YR=2008] E14 S28 W14 N28 $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	0811	CONCRETE B	0	0	0	0	588.00	SF	5.20	5.20	100	2008	2008	3	90	2,752	

LAND DESCRIPTION

TOTAL OB/XF 2,752

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	000133	C	SFR LAKE	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							

REVIEW DATE 04/26/2017 BY SBX Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/02/2023 BY SYS