

LOT 112
IN OR 2222/1949
HAMPTON LAKES #2 PBK 8/165

BARTON JAMES D & SHARON S
85244 CHAMPLAIN DR
FERNANDINA BEACH, FL 32034

2023

24-2N-27-0721-0112-0000



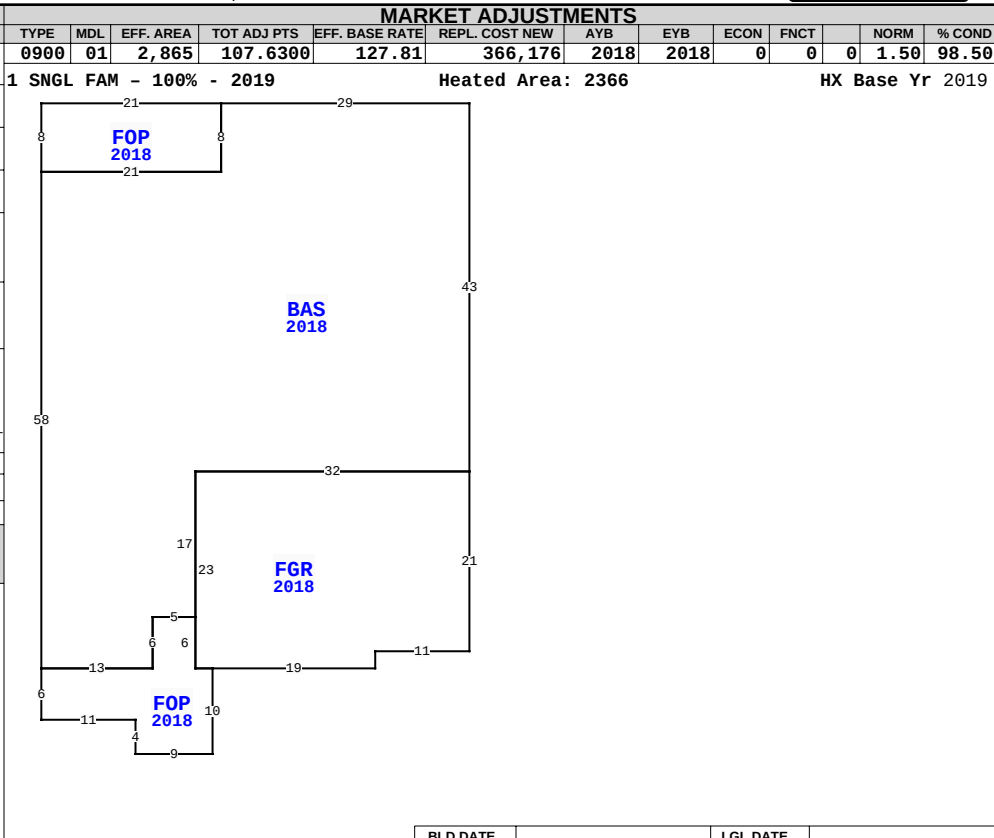
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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	4085.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,366	100	2,366	297,862
FGR	714	55	393	49,476
FOP	168	30	50	6,295
FOP	186	30	56	7,050
TOTALS	3,434		2,865	360,683

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0810	CONCRETE A	0 100	0	0	1,255.00	SF	6.50	6.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000133	C	SFR LAKE	100			0.00	0.00	1.00



TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000133	C	SFR LAKE	100			0.00	0.00	1.00

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 4	Tax Dist:								
BUILDING MARKET VALUE	360,683								
TOTAL MARKET OB/XF VALUE	7,994								
TOTAL LAND VALUE - MARKET	75,000								
TOTAL MARKET VALUE	443,677								
SOH/AGL Deduction	162,902								
ASSESSED VALUE	280,775								
TOTAL EXEMPTION VALUE	50,000								
BASE TAXABLE VALUE	230,775								
TOTAL JUST VALUE	443,677								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	360,153								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18008167	CO ISSUED	0	08/09/2018
17011541	NEW CONSTR	315,148	12/28/2017

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2222/1949	9/07/2018	SW	Q	I	01	317,500	
GRANTOR:AVH NORTH FLORIDA LLC							
GRANTEE:BARTON JAMES D & SH							
2089/0966	12/16/2016	SW	U	V	37	6,730,600	
GRANTOR:AW VENTURE II LLC							
GRANTEE:AVH NORTH FLORIDA L							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2018] W29 FOP=[YR=2018] W21 S8 E21 N8\$ S8 W21 S58 FOP=[YR=2018] S6 E11 S4 E9 N10 FGR=[YR=2018] E19 N2 E11 N21 W32 S23 E2\$ W2 N6 W5 S6 W13\$ E13 N6 E5 N17 E32 N43\$.									