

LOT 87
IN OR 2038/1681
FLORA PARKE #5 PB 7/335

NOBLE LAWRENCE F JR & KAREN JO
33029 PRAIRIE PARK PL
FERNANDINA BEACH, FL 32034

2023

26-2N-28-0553-0087-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	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	4041.00	

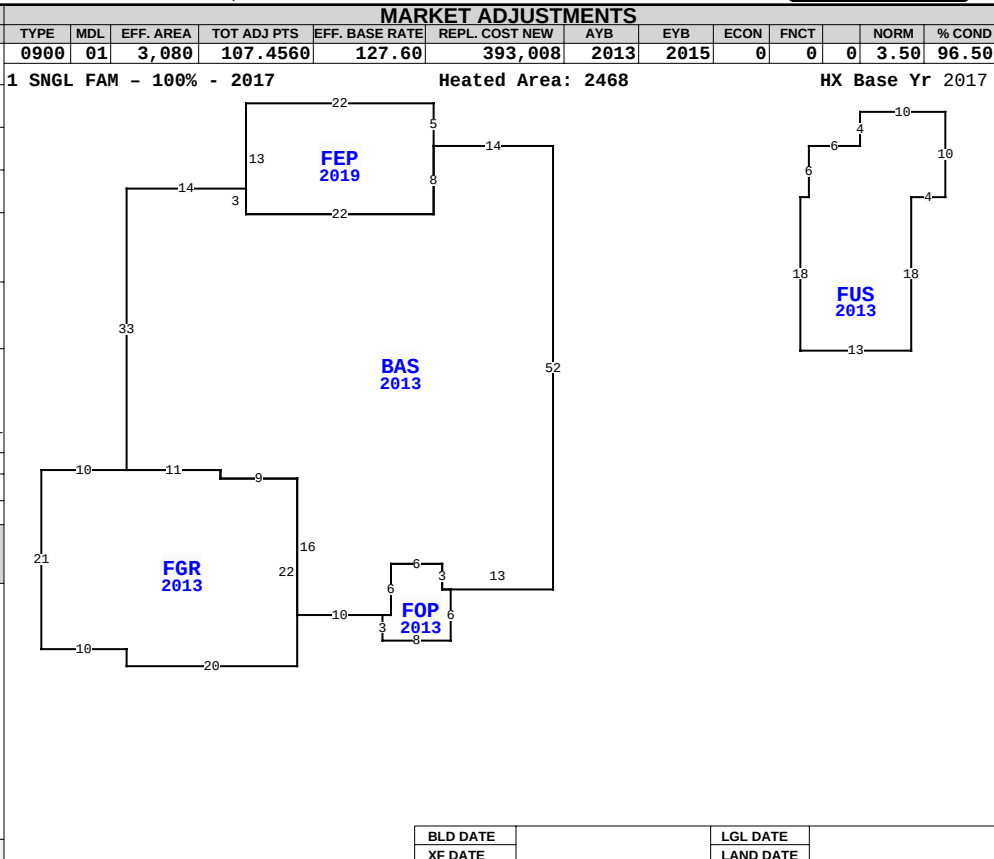
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,098	100	2,098	258,335
FEP	286	80	229	28,197
FGR	661	55	364	44,820
FOP	63	30	19	2,339
FUS	370	100	370	45,560

TOTALS	3,478		3,080	379,253
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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	908.00	SF	5.20	5.20	
2	0476	VF 6 SBPL	0	100	0	0	126.00	LF	32.00	32.00	
3	0475	VF 4 SBPL	0	100	0	0	96.00	LF	14.00	14.00	
4	1076	TRELLIS A	0	100	12	12	144.00	SF	7.50	7.50	
5	0811	CONCRETE B	0	100	0	0	875.00	SF	5.20	5.20	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT	

REVIEW DATE	02/11/2021	BY	KW
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TOTAL OB/XF											
14,594											

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14,594											

Total Acres: 0.00	Total Land Value: 65,000	Market: 0	Agricultural: 0	Common: 65,000
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NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	379,253		
TOTAL MARKET OB/XF VALUE	14,594		
TOTAL LAND VALUE - MARKET	65,000		
TOTAL MARKET VALUE	458,847		
SOH/AGL Deduction	160,307		
ASSESSED VALUE	298,540		
TOTAL EXEMPTION VALUE	50,000		
BASE TAXABLE VALUE	248,540		
TOTAL JUST VALUE	458,847		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	362,247		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2109355	(14 WINDOWS)/ 1 D	39,534	08/01/2021
B1908626	SCRN RM	10,000	10/01/2019
B1326931	CO ISSUED	0	08/26/2013
B1327625	REMODEL	1,000	08/01/2013
B1326931	NEW CONSTR	0	04/01/2013

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2038/1681	3/29/2016	WD Q	I	01	
GRANTOR: BEVER PETER J & BREND					
GRANTEE: NOBLE LAWRENCE FRAN					
1913/1873	4/14/2014	WD Q	I	02	
GRANTOR: SCHEELE DAVID K & BER					
GRANTEE: BEVER PETER J & BRE					

BUILDING NOTES					
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BUILDING DIMENSIONS					
BAS=[YR=2013] W14 FEP=[YR=2019] N5 W22 S13 E22 N8 \$ S8 W22 N3 W14 S33 FGR=[YR=2013] W10 S21 E10 S2 E20 N22 W9 N1 W11 \$ E11 S1 E9 S16 E10 FOP=[YR=2013] S3 E8 N6 W1 N3 W6 S6 W1 \$ E1 N6 E6 S3 E13 N52 \$ PTR= E30 FUS=[YR=2013] E6 N4 E10S10 W4 S18 W13 N18 E1 N6 \$ W30 \$.					