

LOT 47
SANDY POINTE PRESERVE PHASE 2
OR 2401/128

HOCTER MICHAEL S & HOLLY HALL
95206 SANDY POINTE DRIVE
JACKSONVILLE, FL 32034

2023

29-2N-28-0117-0047-0000



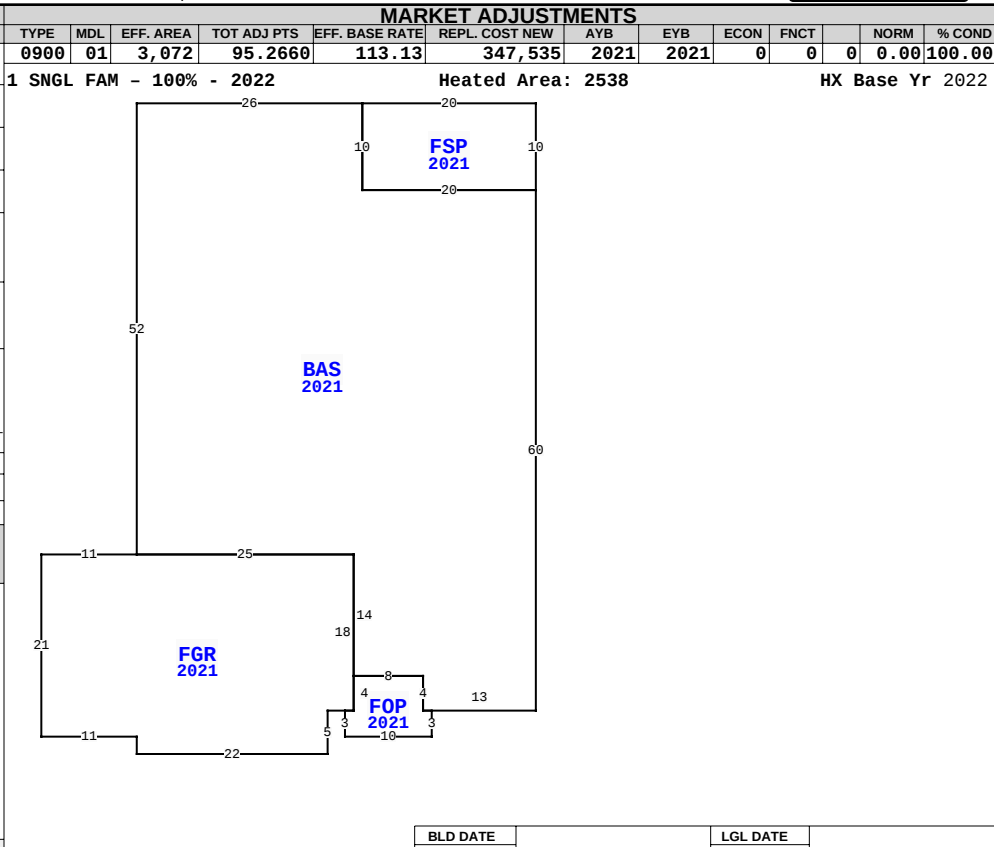
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	4087.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,538	100	2,538	287,124
FGR	791	55	435	49,212
FOP	62	30	19	2,149
FSP	200	40	80	9,050
TOTALS	3,591		3,072	347,535

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0855	CONC PAVER	0 100	15	3	45.00	SF	10.00	10.00	100	2021
2	0855	CONC PAVER	0 100	0	0	884.00	SF	10.00	10.00	100	2021

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	000100	C	SFR	100			0.00	0.00	1.00	LT	



TOTAL OB/XF											
9,290											

TOTAL OB/XF											
9,290											

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
PAGE 1 of 1											
4											
VALUATION BY						STANDARD					
Tax Group: 4						Tax Dist:					
BUILDING MARKET VALUE						347,535					
TOTAL MARKET OB/XF VALUE						9,290					
TOTAL LAND VALUE - MARKET						75,000					
TOTAL MARKET VALUE						431,825					
SOH/AGL Deduction						49,460					
ASSESSED VALUE						382,365					
TOTAL EXEMPTION VALUE						50,000					
BASE TAXABLE VALUE						332,365					
TOTAL JUST VALUE						431,825					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						371,228					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C2011352	CO ISSUED	0	04/22/2021
B2011352	NEW CONSTR	354,888	11/18/2020

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2457/0255	4/27/2021	WD Q	I	02		417,500	

GRANTOR: SEDA CONSTRUCTION COM

GRANTEE: HOCTER MICHAEL S &

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--

--	--	--	--	--	--	--	--