

HATFIELD EDWARD & JODELLA
95227 SANDY POINTE DRIVE
FERNANDINA BEACH, FL 32034

29-2N-28-0117-0068-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1	4										
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION SUMMARY											
Exterior Wall		31		HARDIE BRD 100		0900		01		3,717		94.9050		112.70		418,906		2021		2021		0		0		0.00		100.00		VALUATION BY											
Roof Structur		08		IRREGULAR 100		1		SINGL FAM - 100%		- 2022						Heated Area: 3172																STANDARD									
Roof Cover		03		COMP SHNGL 100																												Tax Group: 4									
Interior Wall		05		DRYWALL 100																												Tax Dist:									
Interior Floo		13		LVT/LAMNT 50																												BUILDING MARKET VALUE									
Interior Floo		14		CARPET 50																												TOTAL MARKET OB/XF VALUE									
Air Condition		03		CENTRAL 100																												TOTAL LAND VALUE - MARKET									
Heating Type		04		AIR DUCTED 100																												TOTAL MARKET VALUE									
Bedrooms				4 100																												SOH/AGL Deduction									
Bathrooms				3.5 100																												ASSESSED VALUE									
Frame		02		WOOD FRAME 100																												TOTAL EXEMPTION VALUE									
Stories		1.		1. 100																												HX HB									
Units		00		0 100																												BASE TAXABLE VALUE									
Occupancy		00		NONE 100																												TOTAL JUST VALUE									
																																NCON VALUE									
																																INCOME VALUE									
																																PREVIOUS YEAR MKT VALUE									
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		3,172		100		3,172		357,484																																	
FGR		737		55		405		45,644																																	
FOP		111		30		33		3,719																																	
FSP		200		40		80		9,016																																	
PTO		540		5		27		3,043																																	
TOTALS		4,760				3,717		418,906																																	
EXTRA FEATURES										95227 SANDY POINTE DR, FERNANDINA BEACH										BLD DATE				LGL DATE																	
																				XF DATE				LAND DATE																	
																				INC DATE				AG DATE																	
L N		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		0855		CONC PAVER		0 100		3 12		36.00		SF		10.00		10.00		100		2021		2021		3		100		360													
2		0855		CONC PAVER		0 100		0 0		1,023.00		SF		10.00		10.00		100		2021		2021		3		100		10,230													
3		1134		LANDSCP BL		0 100		60 0		120.00		SF		3.00		3.00		100		2022		2022		3		100		360													
4		0600		SUMMER KIT		0 100		0 0		1.00		UT		5,000.00		5,000.00		100		2022		2022		3		100		5,000													
5		0500		FP-PRE FAB		0 100		0 0		1.00		UT		3,500.00		3,500.00		100		2022		2022		3		100		3,500													
6		1076		TRELLIS A		0 100		12 12		144.00		SF		7.50		7.50		100		2022		2022		3		100		1,080													
7		0462		ST/AL FNC		0 100		84 0		336.00		SF		10.00		10.00		100		2022		2022		3		100		3,360													
8		0463		FENCE GATE		0 100		0 0		2.00		UT		300.00		300.00		100		2022		2022		3		100		600													