

LOT 7
IN OR 1333/311
R673909 & R673910

LODGE CAROL S
95318 BARBARA PLACE
FERNANDINA BEACH, FL 32034

2023

31-2N-28-0235-0007-0000



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																				
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	30	VINYL 100	0800	02	1,536	117.2000	82.04	126,013	1998	2001	0	0	0	50.00	50.00	STANDARD																			
Roof Structur	03	GABLE/HIP 100	1 M/H 94+ - 100% - 2006													Heated Area: 1536										HX Base Yr 2006									
Roof Cover	03	COMP SHNGL 100	24 64 24 64 BAS 1998																																
Interior Wall	05	DRYWALL 100																																	
Interior Floo	14	CARPET 80																																	
Interior Floo	08	SHT VINYL 20																																	
Air Condition	03	CENTRAL 100																																	
Heating Type	04	AIR DUCTED 100																																	
Bedrooms		3 100																																	
Bathrooms		3 100																																	
Frame	02	WOOD FRAME 100																																	
Stories	1.	1. 100																																	
Units		0 100																																	
Quality			03	Quality Level 03																															
DOR CODE			0200 MOBILE HOME																																
MAP NUM			MKT AREA																	04															
NEIGHBORHOOD/LOC			4007.00																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																															
BAS	1,536	100	1,536	63,007																															
TOTALS			1,536	1,536	63,006																														
EXTRA FEATURES					95318 BARBARAS PL, FERNANDINA BEACH																														
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	1242	WD DECK A	0 100	8	10	80.00	SF	10.00	10.00	100	1998	1998	3	20	160																				
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1998	1998	3	83	2,905																				
LAND DESCRIPTION																	TOTAL OB/XF 3,065																		
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV											
1	000102	C	SFR/MH	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	75,000.00	75,000.00	75,000																		
REVIEW DATE 06/08/2017 BY KWX Total Acres: 1.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/02/2023 BY SYS																																			

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1333/0311	7/14/2005	WD	U	I	05	92,000

GRANTOR: FEDERAL NATIONAL MORT

GRANTEE: LODGE CAROL S

1261/0925

9/23/2004

CT

U

I

14

100

GRANTOR: CLERK OF COURT

GRANTEE: FEDERAL NATL MTGE A

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1998] W64 S24 E64 N24 \$.