

LOT 37
IN OR 552/451
(EX ESMT IN OR 244/614)

WILDER KENNETH JR & DONNA KAY
95206 WILDER BOULEVARD
FERNANDINA BEACH, FL 32034

2023

34-2N-28-4980-0037-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

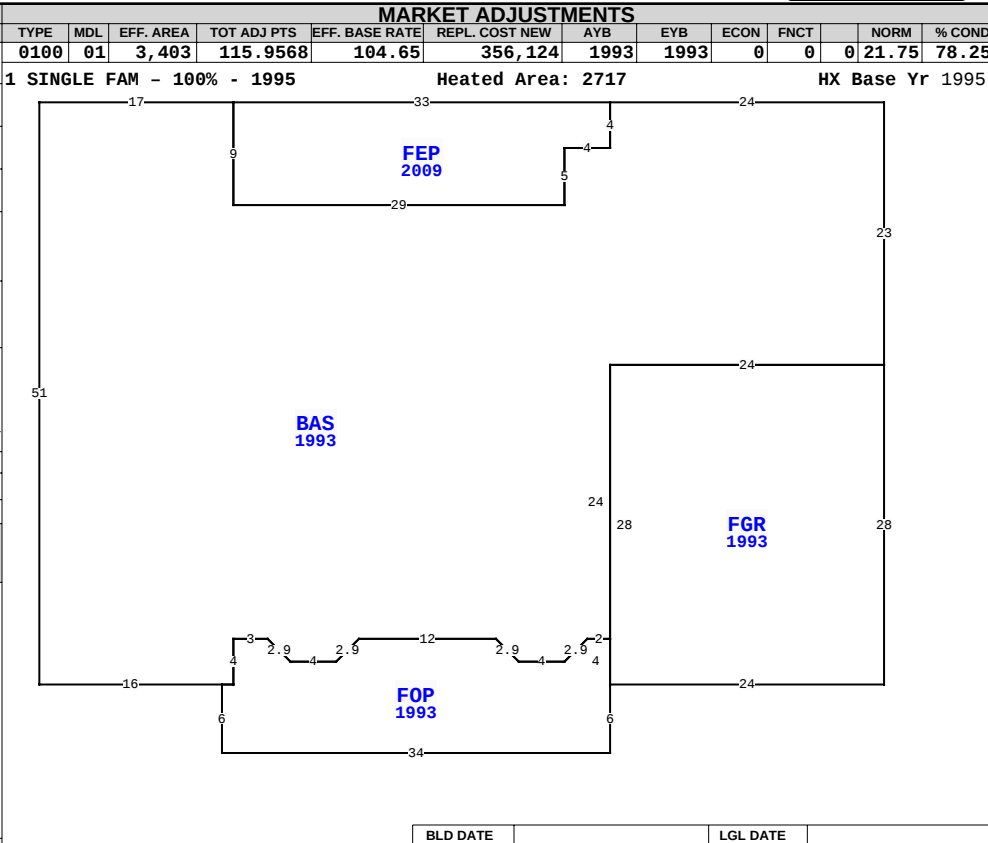
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4005.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,717	100	2,717	222,491
FEP	277	80	222	18,179
FGR	672	55	370	30,299
FOP	312	30	94	7,697
TOTALS	3,978		3,403	278,667

TOTALS		3,978		3,403		278,667	
EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0511	GARAGE CB-	0	100	26	22	
2	0810	CONCRETE A	0	100	28	28	
4	0811	CONCRETE B	0	100	0	0	

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	SFR	100	000



TOTAL OB/XF													
10,169													

NASSAU COUNTY PROPERTY													
VALUATION SUMMARY													
VALUATION BY												STANDARD	
Tax Group: 4												Tax Dist:	
BUILDING MARKET VALUE												278,667	
TOTAL MARKET OB/XF VALUE												10,169	
TOTAL LAND VALUE - MARKET												69,750	
TOTAL MARKET VALUE												358,586	
SOH/AGL Deduction												175,317	
ASSESSED VALUE												183,269	
TOTAL EXEMPTION VALUE												50,000	
BASE TAXABLE VALUE												133,269	
TOTAL JUST VALUE												358,586	
NCON VALUE												0	
INCOME VALUE													
PREVIOUS YEAR MKT VALUE												289,627	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2103820	ROOF	16,000	03/30/2021

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0552/0451	9/14/1988	WD	Q	I		29,000	
GRANTOR: COLLINS H P & LAURA							
GRANTEE: WILDER KENNETH JR &							
0129/0015	1/01/1972	TA	Q	V		2,500	
GRANTOR:							
GRANTEE:							

BUILDING NOTES													
----------------	--	--	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS													
BAS=[YR=1993] W24 FEP=[YR=2009] W33 S9 E29 N5 E4 N4 \$ S4 W4 S5 W29 N9 W17 S51 E16 FOP=[YR=1993] S6 E34 N6 FGR=[YR=1993] E24 N28 W24 S28 \$ N4 W2 D2 L2 W4 U2 L2 W12 D2 L2 W4 U2 L2 W3 S4 W1 \$ E1 N4 E3 D2 R2 E4 U2 R2 E12 D2 R2 E4 U2 R2 E2 N24 E24 N23 \$.													