

GRIFFIS & GRIFFIS FAMILY LLC
95093 ROSEWOOD LN
FERNANDINA BEACH, FL 32034

37-1N-25-299S-0003-0140

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall
Roof Structur

3003

VINYL 100
GABLE/HIP 100

Roof Cover
Interior Wall

0305

COMP SHNGL 100
DRYWALL 100

Interior Floo
Interior Floo

0814

SHT VINYL 50
CARPET 50

Air Condition
Heating Type

0304

CENTRAL 100
AIR DUCTED 100

Bedrooms
Bathrooms
Frame

3 100
2 100
02

WOOD FRAME 100

Stories
Units

00

0 100
0 100

Quality

04

Quality Level 04

DOR CODE

0200

MOBILE HOME

MAP NUM

MKT AREA

08

NEIGHBORHOOD/LOC

8026.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,140

100

1,140

99,789

TOTALS

1,140

1,140

99,788

EXTRA FEATURES

54240 BEA RD, CALLAHAN

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

LAND DESCRIPTION

TOTAL OB/XF

0

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH 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

0

0006

OR

0.00

0.00

1.00

LT

1.00

1.00

1.00

45,000.00

45,000.00

45,000

REVIEW DATE

07/31/2020

BY

KB

Total Acres:

0.00

Total Land Value:

45,000

Market:

0

Agricultural:

0

Common:

45,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYECONFNCTNORM% COND

0800021,140127.600089.32101,82520202020002.0098.00

1 M/H 94+ - 0% - 0Heated Area: 1140HX Base Yr

BAS

2020

NASSAU COUNTY PROPERTY

PAGE 1 of 1

6

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE99,788

TOTAL MARKET OB/XF VALUE0

TOTAL LAND VALUE - MARKET45,000

TOTAL MARKET VALUE144,788

SOH/AGL Deduction21,131

ASSESSED VALUE123,657

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE123,657

TOTAL JUST VALUE144,788

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE117,004

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE

2099/14061/30/2017WDUUII3714,000

GRANTOR: HYSMITH DAVID

GRANTEE: GRIFFIS & GRIFFIS F

1529/062710/08/2007WDUUII07100

GRANTOR: ROCCA STEPHANIE

GRANTEE: HYSMTIH DAVID

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2020] W76 S15 E76 N15\$.