IN OR 1930/876

GRIFFIN PHILIP
608 S 8TH STREET
FERNANDINA BEACH, FL 32034

2023

38-2N-27-0000-0014-0160

BUILDING CHARACTERISTICS

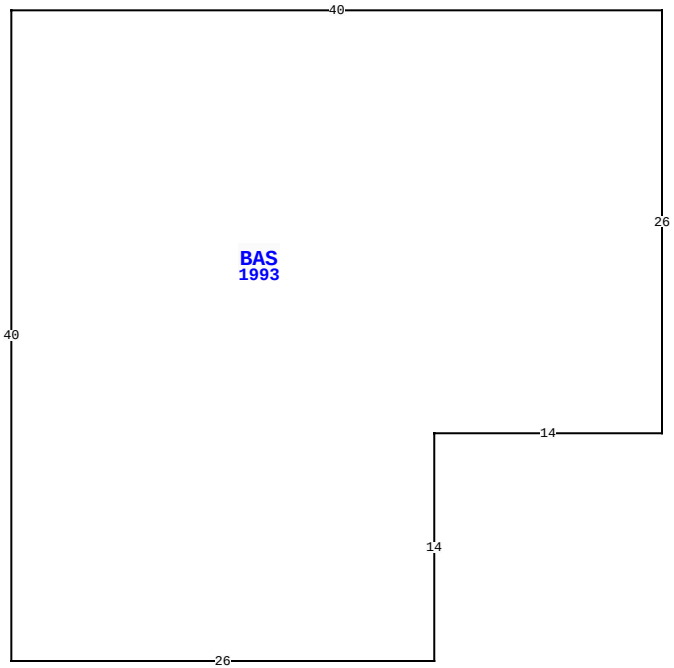
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	AL SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4053.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100	1,404	123,728
TOTALS	1,404		1,404	123,728

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,404	119.0800	107.47	150,888	1986	1986	0	0	0	18.00	82.00

1 SINGLE FAM – 0% - 0 Heated Area: 1404 HX Base Yr



463508 SR 200, YULEE

BLD DATE	01/03/2007 JM	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	123,728
TOTAL MARKET OB/XF VALUE	4,081
TOTAL LAND VALUE - MARKET	98,400
TOTAL MARKET VALUE	226,209
SOH/AGL Deduction	35,860
ASSESSED VALUE	190,349
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	190,349
TOTAL JUST VALUE	226,209
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	173,045

PERMIT NUM	DESCRIPTION	AMT	ISSUED
95 2230	CHNGE SRVC	0	11/01/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1930/0876	7/30/2014	QC	U	I	11	100
GRANTOR: ASV LLC						
GRANTEE: GRIFFIN PHILIP						
1415/0484	5/26/2006	WD	Q	I		200,000
GRANTOR: WILLIAMS PAMELA &						
GRANTEE: ASV LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W40 S40 E26 N14 E14 N26 $.

EXTRA FEATURES

LN	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	0810	CONCRETE A	0	0	0	0	152.00	SF	6.50	6.50	100	1995	1995	3	72	711	
2	0811	CONCRETE B	0	0	0	0	900.00	SF	5.20	5.20	100	1995	1995	3	72	3,370	

LAND DESCRIPTION

TOTAL OB/XF 4,081

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000115	C	SFR ACRES	0		OR	0.00	0.00	1.23	AC		1.00	1.00	1.00	80,000.00	80,000.00	98,400							

REVIEW DATE 01/26/2017 BY KW Total Acres: 1.23 Total Land Value: 98,400 Market: 0 Agricultural: 0 Common: 98,400 PRINTED 08/02/2023 BY SYS