

LOT 22
IN OR 1822/10
MEADOWFIELD #3 PB 6/321-323

CLOSS HOWARD J & ANN KENNEDY
85176 AMAGANSETT DR
FERNANDINA BEACH, FL 32034

2023

38-2N-27-1332-0022-0000



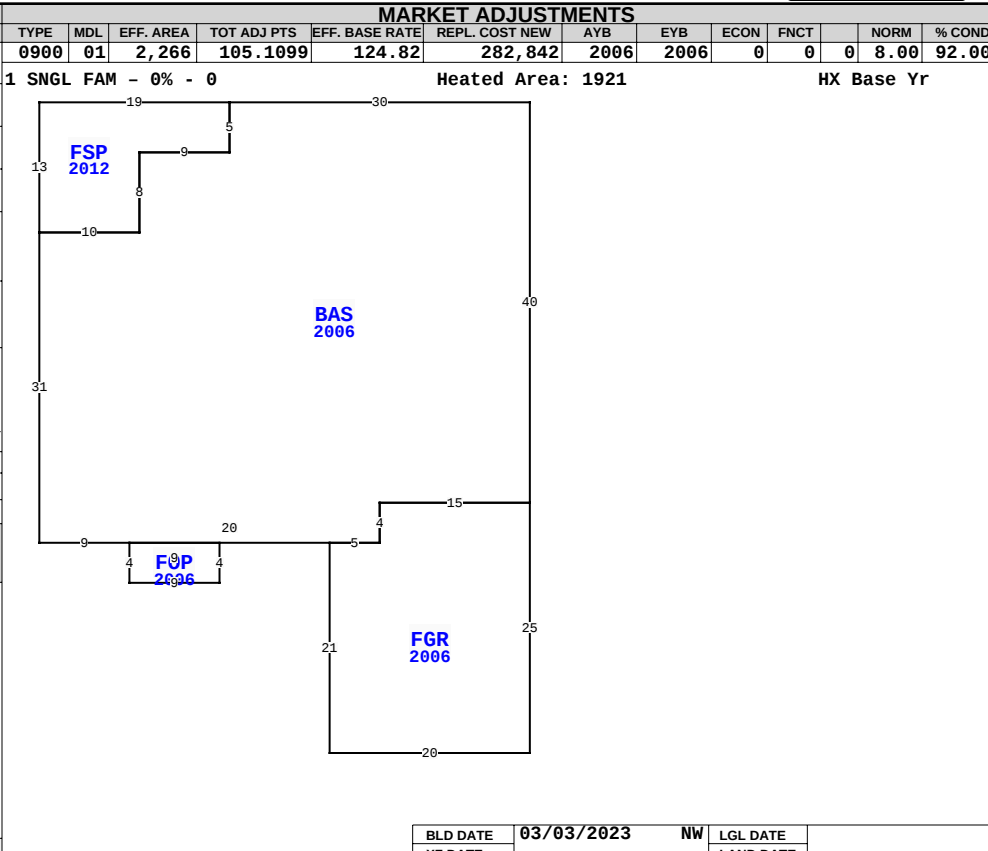
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		04
NEIGHBORHOOD/LOC	4045.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,921	100	1,921	220,597
FGR	480	55	264	30,316
FOP	36	30	11	1,263
FSP	175	40	70	8,038
TOTALS	2,612		2,266	260,215

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0810	CONCRETE A	0	0	46	16	736.00	SF	6.50	6.50	
2	0810	CONCRETE A	0	0	40	4	160.00	SF	6.50	6.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	0		RS-1	0.00	0.00	1.00	LT	



TOTAL OB/XF											
5,125											

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5,125											

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	260,215		
TOTAL MARKET OB/XF VALUE	5,125		
TOTAL LAND VALUE - MARKET	65,000		
TOTAL MARKET VALUE	330,340		
SOH/AGL Deduction	72,831		
ASSESSED VALUE	257,509		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	257,509		
TOTAL JUST VALUE	330,340		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	260,476		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B26124	ADDITION	2,042	06/01/2012
M11332	MECH OTHER	0	04/01/2006
E16884	ELEC OTHER	2,000	03/01/2006
P10916	OTHER	0	03/01/2006
C16835	CO ISSUED	211,712	12/01/2005
R08731	REPAIR/RRF	5,070	12/01/2005

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1822/0010	10/09/2012	QC	U	I	11
GRANTOR: CLOSS HOWARD J & ANN					
GRANTEE: CLOSS HOWARD J & AN					
1468/0139	12/28/2006	WD	Q	I	
GRANTOR: PROVIDENCE CONSTRUCTI					
GRANTEE: CLOSS HOWARD J & AN					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2006] W30 FSP=[YR=2012] W19 S13 E10 N8 E9 N5\$ S5 W9 S8 W10 S31 E9 FOP=[YR=2006] S4 E9 N4 W9\$ E20 FGR=[YR=2006] S21 E20 N25 W15 S4 W5\$ E5 N4 E15 N40\$.											