

**MANGIAMELE PAUL**  
4620 GLYNWOODS CT  
FERNANDINA BEACH, FL 32034

**39-2N-28-011B-0018-0000**

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

05 AVERAGE 70  
16 WD FR STUC 30  
03 GABLE/HIP 100  
03 COMP SHNGL 100  
05 DRYWALL 100  
14 CARPET 90  
11 CLAY TILE 10  
03 CENTRAL 100  
04 AIR DUCTED 100  
3 100  
2 100  
02 WOOD FRAME 100  
1. 1. 100  
0 100  
00 NONE 100  
  
06 Quality Level 06  
0100 SINGLE FAMILY  
MKT AREA 04  
4019.00  
AREA TYPE TOTAL GROSS AREA PCT OF BASE TOT ADJ AREA SUBAREA MARKET VALUE  
BAS 1,373 100 1,373 137,660  
FGR 440 55 242 24,263  
  
TOTALS 1,813 1,615 161,924

MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0100 01 1,615 130.4376 117.72 190,118 1992 1992 0 0 14.83 85.17

1 SINGLE FAM - 0% - 0 Heated Area: 1373 HX Base Yr

BLD DATE  
XF DATE  
INC DATE

LGL DATE  
LAND DATE  
AG DATE

VALUATION BY STANDARD

Tax Group: 4 Tax Dist:

BUILDING MARKET VALUE 161,924  
TOTAL MARKET OB/XF VALUE 3,934  
TOTAL LAND VALUE - MARKET 75,000  
TOTAL MARKET VALUE 240,858  
SOH/AGL Deduction 30,536  
ASSESSED VALUE 210,322  
TOTAL EXEMPTION VALUE 0  
BASE TAXABLE VALUE 210,322  
TOTAL JUST VALUE 240,858  
NCON VALUE 0  
INCOME VALUE  
PREVIOUS YEAR MKT VALUE 226,398

SALES DATA

OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE  
1915/1708 4/17/2014 SW U I 12 98,000  
GRANTOR: DEUTSCHE BANK NATIONA  
GRANTEE: MANGIAELE PAUL  
1866/1365 7/09/2013 CT U I 18 100  
GRANTOR: CLERK OF COURT  
GRANTEE: DEUTSCHE BANK NATIO

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W49 S28 E14 N1 E6 S3 D2 R2 E4 U2 R2 N3 E1  
FGR=[YR=1993] S22 E20 N22 W20 \$ E20 N27 \$ .

LAND DESCRIPTION

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 000100 C SFR 0 RS-1 0.00 0.00 1.00 LT 1.00 1.00 1.00 75,000.00 75,000.00 75,000

EXTRA FEATURES

96226 BARNWELL CIR, 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 0811 CONCRETE B 0 0 0 0 954.00 SF 5.20 5.20 100 1992 1992 3 66 3,274

2 1242 WD DECK A 0 0 0 0 330.00 SF 10.00 10.00 100 1999 1999 3 20 660

REVIEW DATE 11/21/2019 BY KWA Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/02/2023 BY SYS