

LOT 41
IN OR 2111/342 & OR 2046/1962
(EX ESMT IN OR 1509/1048 &

MICHAELS JANET L/LEIMGRUBER RENEE M
96586 GRANDE OAKS LN
FERNANDINA BEACH, FL 32034

2023

39-2N-28-0680-0041-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 60
Interior Floor	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100

Quality 04 Quality Level 04

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 04

NEIGHBORHOOD/LOC 4069.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,513	100	2,513	331,091
FGR	626	55	344	45,322
FOP	97	30	29	3,821
FOP	186	30	56	7,378
FUS	640	100	640	84,321
STR	80	10	8	1,054

TOTALS 4,142 3,590 472,987

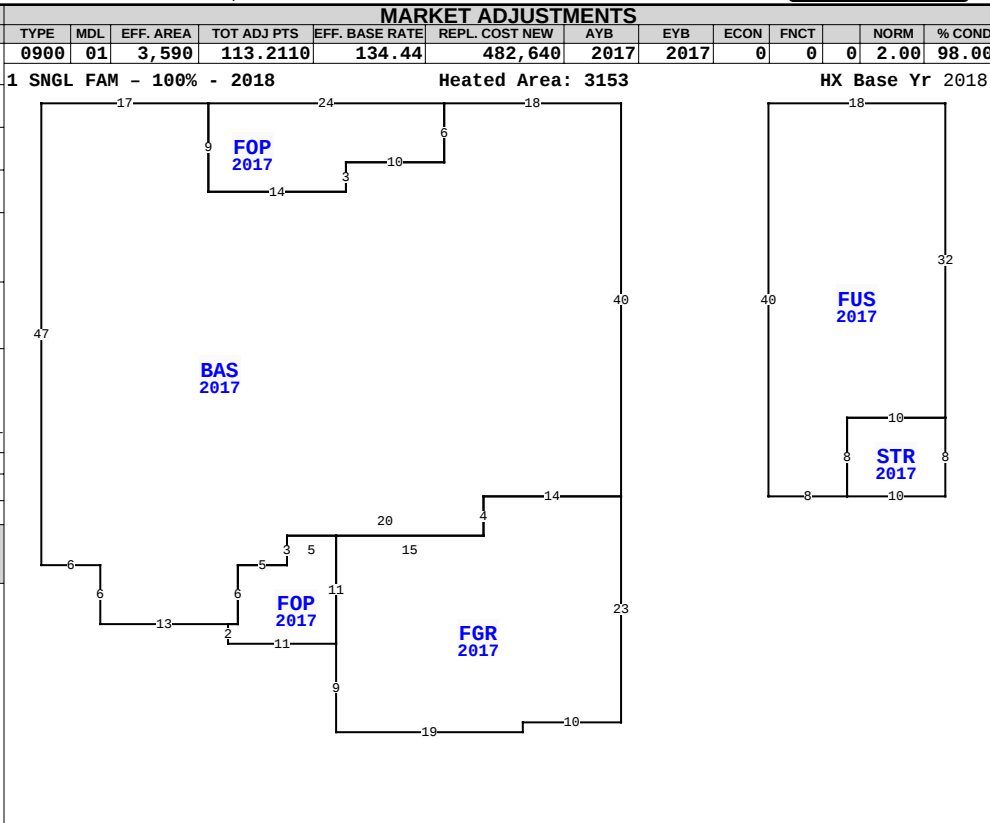
EXTRA FEATURES

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	0855	CONC PAVER	0 100	0	0	1,260.00	SF	10.00	10.00	100	2017	2017	3	97	12,222	
2	0855	CONC PAVER	0 100	0	0	66.00	SF	10.00	10.00	100	2017	2017	3	97	640	
3	0861	POOL GUNIT	0 100	0	0	350.00	SF	85.00	85.00	100	2020	2020	3	95	28,263	
4	0855	CONC PAVER	0 100	0	0	798.00	SF	10.00	10.00	100	2020	2020	3	99	7,900	
5	0871	POOL HTR R	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2020	2020	3	93	1,860	
6	0462	ST/AL FNC	0 100	180	0	720.00	SF	10.00	10.00	100	2020	2020	3	95	6,840	
7	0463	FENCE GATE	0 100	0	0	1.00	UT	300.00	300.00	100	2020	2020	3	98	294	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000116	C	SFR MARSH	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	175,000.00	175,000.00	175,000							

REVIEW DATE 06/18/2021 BY KWA



96586 GRANDE OAKS LN, FERNANDINA BEACH

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	06/06/2023	MLU
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TOTAL OB/XF 58,019

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000116	C	SFR MARSH	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	175,000.00	175,000.00	175,000							

Market: 0 Agricultural: 0 Common: 175,000

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VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		472,987
TOTAL MARKET OB/XF VALUE		58,019
TOTAL LAND VALUE - MARKET		175,000
TOTAL MARKET VALUE		706,006
SOH/AGL Deduction		377,122
ASSESSED VALUE		328,884
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		278,884
TOTAL JUST VALUE		706,006
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		613,999

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2000113	SWIM POOL	39,000	01/06/2020
B1632547	CO ISSUED	0	03/24/2017
B1632547	NEW CONSTR	388,243	06/20/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2111/0342	3/30/2017	SW	Q	I	02	426,100

GRANTOR: D R HORTON INC-JACKSO

GRANTEE: MICHAELS JANET L &

2046/1962 5/17/2016 SW U V 37 660,000

GRANTOR: AMELIA RIVER JACKSONV

GRANTEE: D R HORTON INC-JACK

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2017] W18 FOP=[YR=2017] W24 S9 E14 N3 E10 N6\$ S6 W10 S3 W14 N9 W17 S47 E6 S6 E13 FOP=[YR=2017] S2 E11 FGR=[YR=2017] S9 E19 N1 E10 N23 W14 S4 W15 S11\$ N11 W5 S3 W5 S6 W1\$ E1 N6 E5 N3 E20 N4 E14 N40\$ PTR=E15 FUS=[YR=2017] E18 S32 STR=[YR=2017] S8 W10 N8 E10\$ W10 S8 W8 N40\$ W15\$.