

LOT 3
VILLAGE WALK PHASE 1
PBK 2239/1289

BOOTH BETH S
83425 BARKESTONE LN
FERNANDINA BEACH, FL 32034

2023

40-2N-27-1101-0003-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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	4090.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,067	100	2,067	213,595
FGR	426	55	234	24,181
FOP	110	30	33	3,411
FOP	216	30	65	6,717
FST	21	55	12	1,240
TOTALS	2,840		2,411	249,143

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	100	0	0	588.00	SF	5.20	5.20	100	2019	2019	3	99	3,027	
2	0810	CONCRETE A	0	100	0	0	27.00	SF	6.50	6.50	100	2019	2019	3	99	174	

LAND DESCRIPTION			TOTAL OB/XF 3,201														
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
1	000134	C	SFR POND	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,411	115.6596	104.38	251,660	2019	2019	0	0	0	1.00	99.00
1 SINGLE FAM - 100% - 2020 Heated Area: 2067 HX Base Yr 2020												
83425 BARKESTONE LN, FERNANDINA BEACH												
BLD DATE 03/13/2023 NW LGL DATE XF DATE INC DATE LAND DATE AG DATE												

NASSAU COUNTY PROPERTY				PAGE 1 of 1	4
VALUATION SUMMARY					
VALUATION BY			STANDARD		
Tax Group: 4			Tax Dist:		
BUILDING MARKET VALUE			249,143		
TOTAL MARKET OB/XF VALUE			3,201		
TOTAL LAND VALUE - MARKET			60,000		
TOTAL MARKET VALUE			312,344		
SOH/AGL Deduction			79,081		
ASSESSED VALUE			233,263		
TOTAL EXEMPTION VALUE			HX HB WX 55,000		
BASE TAXABLE VALUE			178,263		
TOTAL JUST VALUE			312,344		
NCON VALUE			0		
INCOME VALUE					
PREVIOUS YEAR MKT VALUE			287,460		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19002144	NEW CONSTR	274,307	03/04/2019

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2320/0449	11/19/2019	SW	Q	I	02	282,500	
GRANTOR: D R HORTON INC-JACKSO							
GRANTEE: BOOTH BETH S							
2242/0037	12/06/2018	WD	Q	V	05	390,000	
GRANTOR: PATRIOT RIDGE LLP							
GRANTEE: D R HORTON INC-JACK							

BUILDING NOTES																
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BUILDING DIMENSIONS																
BAS=[YR=2019] W16 FOP=[YR=2019] W24 S9 E24 N9\$ S9 W24 S60 FOP=[YR=2019] S4 E20 N4 FGR=[YR=2019] E20 N21 W6 FST=[YR=2019] N2 W7 S3 E7 N1\$ S1 W15 S20 E1\$ W1 N5 W6 S5 W13\$ E13 N5 E6 N15 E8 N3 E7 S2 E6 N48\$.																