

LOT 24
IN OR 1362/1949
NORTH SHORE SUB PB 5/255-256

SMITH CRAIG & ANNE J
96117 NORTH SHORE DRIVE
FERNANDINA BEACH, FL 32034

2023

46-3N-28-5340-0024-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 80
Exterior Wall	20	FACE BRICK 20
Roof Structure	03	GABLE/HIP 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	4	100
Bathrooms	3.5	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
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NEIGHBORHOOD/LOC	4021.00
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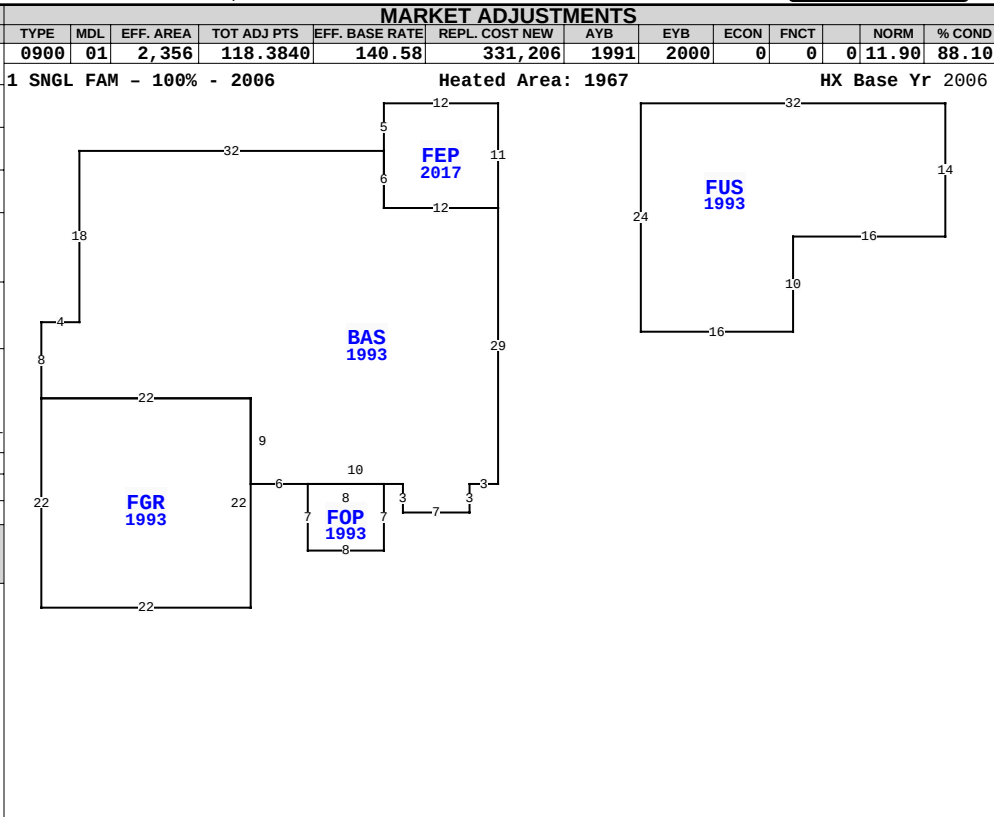
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,359	100	1,359	168,313
FEP	132	80	106	13,128
FGR	484	55	266	32,944
FOP	56	30	17	2,106
FUS	608	100	608	75,302

TOTALS	2,639		2,356	291,792
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0812	CONCRETE C	0	100	0	0	1,643.00	SF	4.00
2	0940	SHEDS/PORT	0	100	12	16	192.00	SF	20.10
3	0911	SCRN RM A	0	100	25	50	1,250.00	SF	17.50
4	0845	KOOL DECK	0	100	0	0	680.00	SF	7.25
5	0877	JACUZZI	0	100	0	0	1.00	UT	1,000.00
6	0861	POOL GUNIT	0	100	13	34	442.00	SF	85.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		RS-1	0.00	0.00	1.00

REVIEW DATE	05/16/2018	BY	KW
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REVIEW DATE	05/16/2018	BY	KW
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NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 4	Tax Dist:								
BUILDING MARKET VALUE	291,792								
TOTAL MARKET OB/XF VALUE	20,222								
TOTAL LAND VALUE - MARKET	80,000								
TOTAL MARKET VALUE	392,014								
SOH/AGL Deduction	219,181								
ASSESSED VALUE	172,833								
TOTAL EXEMPTION VALUE	50,000								
BASE TAXABLE VALUE	122,833								
TOTAL JUST VALUE	392,014								
NCON VALUE	0								
INCOME VALUE	0								
PREVIOUS YEAR MKT VALUE	349,865								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1700749	REMODEL	20,000	03/01/2017
4402	NEW CONSTR	3,900	07/16/1991
7378	NEW CONSTR	75,523	07/09/1991

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1362/1949	10/28/2005	WD	Q	I		320,000			
GRANTOR:PRIMACY CLOSING CORPO									
GRANTEE:SMITH CRAIG & ANNE									
1362/1946	10/28/2005	WD	Q	I		320,000			
GRANTOR:UNDERKOFLER DAVID J &									
GRANTEE:PRIMACY CLOSING COR									

BUILDING NOTES									
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BUILDING DIMENSIONS									
FEP=[YR=2017] W12 S5 BAS=[YR=1993] W32 S18 W4 S8									
FGR=[YR=1993] S22 E22 N22 W22 \$ E22 S9 E6 FOP=[YR=1993] S7 E8									
N7 W8 \$ E10 S3 E7 N3 E3 N29 W12 N6 \$ S6 E12 N11 \$ PTR= E15									
FUS=[YR=1993] E32 S14 W16 S10 W16 N24 \$ W15 \$.									