

BLOCK E LOT 10 IN OR 2587/1839
AMELIA ACRES UNR
SUB OF SEC 4 PB 0/59

SCHETROMPF KIMBERLY L/E/
894 DIANE DR
FERNANDINA BEACH, FL 32034

2024

00-00-30-0050-000E-0100



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	26 AL SIDING 90
Exterior Wall	20 FACE BRICK 10
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 70
Interior Wall	04 PLYWOOD 30
Interior Floo	14 CARPET 70
Interior Floo	11 CLAY TILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 100
Stories	2. 100
Units	0 100
BUD8 Adjustme	05 DIST 1A 100
Occupancy	00 NONE 100

Quality	03 Quality Level 03
DOR CODE	0100 SINGLE FAMILY

MAP NUM	MKT AREA	02
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NEIGHBORHOOD/LOC	2029.00
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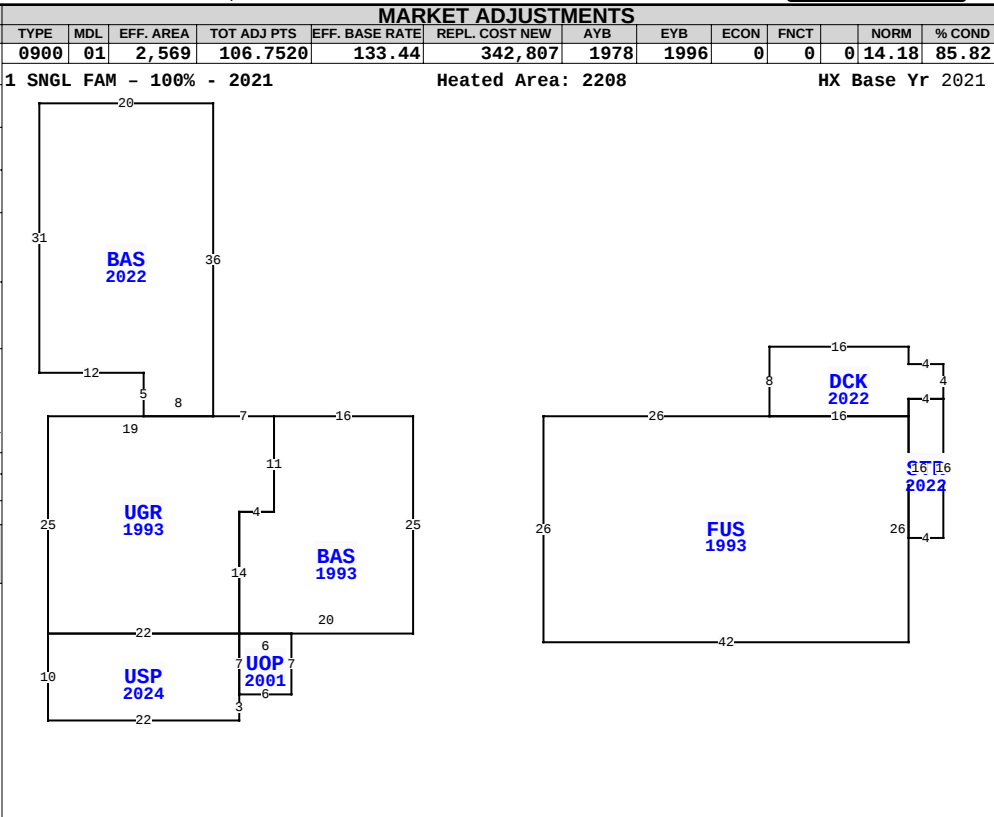
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	456	100	456	52,221
BAS	660	100	660	75,582
DCK	144	10	14	1,603
FUS	1,092	100	1,092	125,053
STR	64	10	6	687
UGR	594	45	267	30,576
UOP	42	20	8	917
USP	220	30	66	7,558

TOTALS	3,272	2,569	294,197
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EXTRA FEATURES	
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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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1978	1978	3	42	1,470	
2	0680	POLE SHED	0	100	16	17	272.00	SF	10.00	10.00	100	1993	1993	3	20	544	
3	0680	POLE SHED	0	100	18	17	306.00	SF	10.00	10.00	100	2000	2000	3	28	857	
4	0812	CONCRETE C	0	100	0	0	4,492.00	SF	4.00	4.00	100	1993	1993	3	66	11,859	
5	0510	GARAGE WD-	0	100	24	31	744.00	SF	35.00	35.00	100	2014	2014	3	75	19,530	
6	0810	CONCRETE A	0	100	0	0	300.00	SF	6.50	6.50	100	2014	2014	3	95	1,853	

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	SFR	100	



BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/14/2024
INC DATE		AG DATE	MLU

894 DIANE DR, FERNANDINA BEACH															
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE			294,197
TOTAL MARKET OB/XF VALUE			36,113
TOTAL LAND VALUE - MARKET			150,000
TOTAL MARKET VALUE			480,310
SOH/AGL Deduction			108,451
ASSESSED VALUE			371,859
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			321,859
TOTAL JUST VALUE			480,310
NCON VALUE			7,559
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			436,346

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22011641	ADDITION	5,983	07/29/2022
20211156	ADDITION	0	07/01/2021
B1429077	24X31CPT	31,605	07/01/2014
B0922979	REPAIR/RRF	4,495	10/01/2009
B21832	GARAGE	686	08/01/2008
B21424	REMODEL	9,310	05/01/2008

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2587/1839	8/31/2022	LE U	I	I	11	100	
GRANTOR: SCHETROMPF KIMBERLY							
GRANTEE: SAGE HAILEY D & RIL							
2330/0134	1/06/2020	WD Q	I	I	02	295,000	
GRANTOR: WERRE JIMMY DALE & CA							
GRANTEE: SCHETROMPF KIMBERLY							

BUILDING NOTES	
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BUILDING DIMENSIONS	
FUS=[YR=1993;ORIG=15,0] E26 E16 S26 W42 N26 \$	
BAS=[YR=2022;ORIG=-23,0] N36 W20 S31 E12 S5 E8 \$	
UGR=[YR=1993;ORIG=-16,0] W7 W19 S25 E22 N14 E4 N11 \$	
BAS=[YR=1993;ORIG=0,0] W16 S11 W4 S14 E20 N25 \$	
DCK=[YR=2022;ORIG=41,0] N8 E16 S2 E4 S4 W4 S2 W16 \$	
STR=[YR=2022;ORIG=61,-2] S16 W4 N16 E4 \$	
UOP=[YR=2001;ORIG=-20,25] S7 E6 N7 W6 \$	
PTR=[ORIG=0,0] E15 W15 \$	
USP=[YR=2024;ORIG=-42,25] E22 S7 S3 W22 N10 \$	