

LOT 2  
IN OR 2187/1492  
BELLE GLADE SUB PB 3/55

FENN YVONNE A C  
1520 SCOTT RD  
FERNANDINA BEACH, FL 32034

2024

00-00-30-0140-0002-0000



| BUILDING CHARACTERISTICS |     |                |
|--------------------------|-----|----------------|
| ELEMENT                  | CD  | CONSTRUCTION   |
| Exterior Wall            | 10  | ABOVE AVG 100  |
| Roof Structur            |     | N/A 100        |
| Roof Cover               | 03  | COMP SHNGL 90  |
| Roof Cover               | 13  | STAND SEAM 10  |
| Interior Wall            | 05  | DRYWALL 100    |
| Interior Floo            | 13  | LVT/LAMNT 100  |
| Air Condition            | 03  | CENTRAL 100    |
| Heating Type             | 04  | AIR DUCTED 100 |
| Bedrooms                 |     | 3 100          |
| Bathrooms                |     | 3 100          |
| Frame                    | 02  | WOOD FRAME 100 |
| Stories                  | 1.5 | 1.5 100        |
| Units                    |     | 0 100          |

|                  |         |                  |
|------------------|---------|------------------|
| Quality          | 04      | Quality Level 04 |
| DOR CODE         | 0100    | SINGLE FAMILY    |
| MAP NUM          |         | MKT AREA         |
|                  |         | 03               |
| NEIGHBORHOOD/LOC | 3047.00 |                  |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 2,255            | 100         | 2,255        | 421,286              |
| FGR       | 764              | 55          | 420          | 78,465               |
| FOP       | 114              | 30          | 34           | 6,352                |
| FOP       | 121              | 30          | 36           | 6,726                |
| FUS       | 872              | 100         | 872          | 162,909              |
| STR       | 32               | 10          | 3            | 560                  |

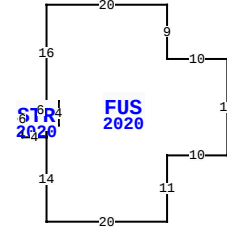
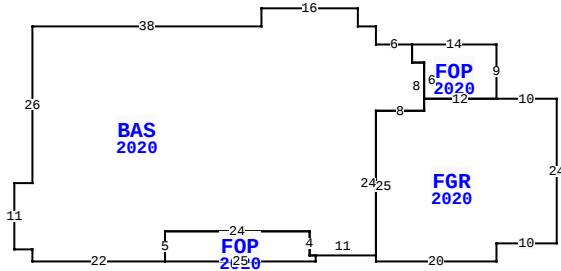
|        |       |  |       |         |
|--------|-------|--|-------|---------|
| TOTALS | 4,158 |  | 3,620 | 676,299 |
|--------|-------|--|-------|---------|

| EXTRA FEATURES |            |             |         |    |   |        |    |       |                |           |         |
|----------------|------------|-------------|---------|----|---|--------|----|-------|----------------|-----------|---------|
| L N            | OB/XF CODE | DESCRIPTION | BLD CAP | L  | W | UNITS  | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1              | 0855       | CONC PAVER  | 0 100   | 0  | 0 | 528.00 | SF | 10.00 | 10.00          | 100       | 2020    |
| 2              | 0855       | CONC PAVER  | 0 100   | 0  | 0 | 92.00  | SF | 10.00 | 10.00          | 100       | 2020    |
| 3              | 0910       | SCRN RM L   | 0 100   | 0  | 0 | 672.00 | SF | 15.00 | 15.00          | 100       | 2020    |
| 4              | 0861       | POOL GUNIT  | 0 100   | 0  | 0 | 190.00 | SF | 85.00 | 85.00          | 100       | 2020    |
| 5              | 1076       | TRELLIS A   | 0 100   | 14 | 9 | 126.00 | SF | 7.50  | 7.50           | 100       | 2020    |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |      |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T  |
| 1                | 000100   | C   | SFR                  | 100 |     | RSF-1    | 0.00  | 0.00  | 1.00        | LT        | 1.00 |

REVIEW DATE 08/19/2020 BY RK

| MARKET ADJUSTMENTS       |     |           |             |                |                |      |      |      |      |      |        |
|--------------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|
| TYPE                     | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM | % COND |
| 0500                     | 11  | 3,620     | 125.8092    | 188.71         | 683,130        | 2020 | 2020 | 0    | 0    | 1.00 | 99.00  |
| 1 SFR CUST - 100% - 2021 |     |           |             |                |                |      |      |      |      |      |        |
| Heated Area: 3127        |     |           |             |                |                |      |      |      |      |      |        |
| HX Base Yr 2021          |     |           |             |                |                |      |      |      |      |      |        |



| NASSAU COUNTY PROPERTY    |  |  |  |  |  |  |  |  |  |           |  |
|---------------------------|--|--|--|--|--|--|--|--|--|-----------|--|
| VALUATION SUMMARY         |  |  |  |  |  |  |  |  |  |           |  |
| VALUATION BY              |  |  |  |  |  |  |  |  |  | STANDARD  |  |
| Tax Group: 8              |  |  |  |  |  |  |  |  |  | Tax Dist: |  |
| BUILDING MARKET VALUE     |  |  |  |  |  |  |  |  |  | 676,299   |  |
| TOTAL MARKET OB/XF VALUE  |  |  |  |  |  |  |  |  |  | 31,109    |  |
| TOTAL LAND VALUE - MARKET |  |  |  |  |  |  |  |  |  | 250,000   |  |
| TOTAL MARKET VALUE        |  |  |  |  |  |  |  |  |  | 957,408   |  |
| SOH/AGL Deduction         |  |  |  |  |  |  |  |  |  | 236,708   |  |
| ASSESSED VALUE            |  |  |  |  |  |  |  |  |  | 720,700   |  |
| TOTAL EXEMPTION VALUE     |  |  |  |  |  |  |  |  |  | 50,000    |  |
| BASE TAXABLE VALUE        |  |  |  |  |  |  |  |  |  | 670,700   |  |
| TOTAL JUST VALUE          |  |  |  |  |  |  |  |  |  | 957,408   |  |
| NCON VALUE                |  |  |  |  |  |  |  |  |  | 0         |  |
| INCOME VALUE              |  |  |  |  |  |  |  |  |  |           |  |
| PREVIOUS YEAR MKT VALUE   |  |  |  |  |  |  |  |  |  | 927,502   |  |

| PERMIT NUM | DESCRIPTION | AMT     | ISSUED     |
|------------|-------------|---------|------------|
| 20002532   | ENCLOSUE    | 9,300   | 03/20/2020 |
| B1904500   | NEW CONSTR  | 428,044 | 05/02/2019 |
| B1911730   | SWIM POOL   | 55,000  | 11/08/2010 |

| SALES DATA                    |           |              |        |        |           |               |
|-------------------------------|-----------|--------------|--------|--------|-----------|---------------|
| OFF RECORD<br>Number          | DATE      | TYPE<br>INST | Q<br>U | V<br>I | RSN<br>CD | SALE<br>PRICE |
| 2187/1492                     | 4/02/2018 | WD           | Q      | I      | 01        | 225,000       |
| GRANTOR: PULICE JOHN M & ERIN |           |              |        |        |           |               |
| GRANTEE: FENN YVONNE A C      |           |              |        |        |           |               |
| 1985/0592                     | 2/10/2015 | DG           | U      | V      | 11        | 100           |
| GRANTOR: PULICE JOHN M & ERIN |           |              |        |        |           |               |
| GRANTEE: PULICE JOHN M & ERI  |           |              |        |        |           |               |

| BUILDING NOTES                                                                                                                                                                                                                                                                                                                            |  |  |  |  |  |  |  |  |  |  |  |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|
|                                                                                                                                                                                                                                                                                                                                           |  |  |  |  |  |  |  |  |  |  |  |
| BUILDING DIMENSIONS                                                                                                                                                                                                                                                                                                                       |  |  |  |  |  |  |  |  |  |  |  |
| FGR=[YR=2020] W10 FOP=[YR=2020] N9 W14 BAS=[YR=2020] W6 N3 W3 N3 W16 S3 W38 S26 W3 S11 E3 S2 E22 FOP=[YR=2020] E25 N1 W1 N4 W24 S5 \$ N5 E24 S4 E11 N24 E8 N8 W2 N3 \$ S3 E2 S6 E12 \$ W12 S2 W8 S25 E20 N3 E10 N24 \$ PTR= E30 FUS=[YR=2020] E20 S9 E10 S16 W10 S11 W20 N14 STR=[YR=2020] W4 N6 E6 S4 W2 S2\$ N2 E2 N4 W2 N16 \$ W30 \$. |  |  |  |  |  |  |  |  |  |  |  |

| TOTAL OB/XF |  |  |  |  |  |  |  |  |  |  |  |
|-------------|--|--|--|--|--|--|--|--|--|--|--|
| 31,109      |  |  |  |  |  |  |  |  |  |  |  |

| TOTAL OB/XF |  |  |  |  |  |  |  |  |  |  |  |
|-------------|--|--|--|--|--|--|--|--|--|--|--|
| 31,109      |  |  |  |  |  |  |  |  |  |  |  |

Total Acres: 0.00 Total Land Value: 250,000 Market: 0 Agricultural: 0 Common: 250,000 PRINTED 08/06/2024 BY SYS