LOT 9
IN OR 694 PG 588
EGANS BLUFF #3 PB 5/243

POOLE H PRICE JR & MARY G
2202 ASHLEY COURT
FERNANDINA BEACH, FL 32034

**2024**

**00-00-30-021C-0009-0000**

## BUILDING CHARACTERISTICS

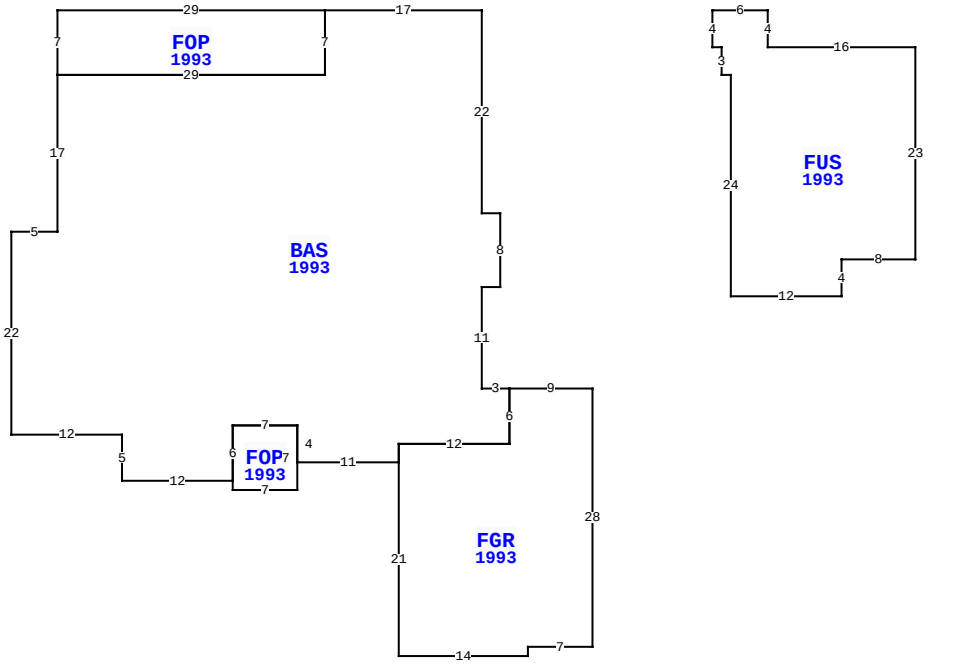
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 16 | WD FR STUC 100 |
| Roof Structur | 08 | IRREGULAR 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 80 |
| Interior Floo | 12 | HARDWOOD 20 |
| Air Condition | 03 | CENTRAL 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 | 06 | Quality Level 06 |
| DOR CODE | 0100 | SINGLE FAMILY |
| MAP NUM | | MKT AREA 02 |
| NEIGHBORHOOD/LOC | 2031.00 | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|
| BAS | 2,152 | 100 | 2,152 | 279,788 |
| FGR | 530 | 55 | 292 | 37,963 |
| FOP | 49 | 30 | 15 | 1,951 |
| FOP | 203 | 30 | 61 | 7,931 |
| FUS | 535 | 100 | 535 | 69,557 |
| TOTALS | 3,469 | | 3,055 | 397,189 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0900 | 01 | 3,055 | 119.5540 | 149.44 | 456,539 | 1992 | 1997 | 0 | 0 | 0 | 13.00 | 87.00 |

1 SNGL FAM – 100% - 1994 Heated Area: 2687 HX Base Yr 1994




2202 ASHLEY CT, FERNANDINA BEACH

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 03/13/2024 MLU |
| INC DATE | | AG DATE | |

## NASSAU COUNTY PROPERTY

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### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 8 | Tax Dist: | |
| BUILDING MARKET VALUE | | 397,189 |
| TOTAL MARKET OB/XF VALUE | | 7,381 |
| TOTAL LAND VALUE - MARKET | | 250,000 |
| TOTAL MARKET VALUE | | 654,570 |
| SOH/AGL Deduction | | 385,497 |
| ASSESSED VALUE | | 269,073 |
| TOTAL EXEMPTION VALUE | HX HB VX | 55,000 |
| BASE TAXABLE VALUE | | 214,073 |
| TOTAL JUST VALUE | | 654,570 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 567,053 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 8233 | NEW CONSTR | 114,582 | 07/13/1992 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0694/0588 | 12/14/1993 | WD | Q | I | | 228,000 |
| GRANTOR: ALMAND AMOS JR & DORI | | | | | | |
| GRANTEE: POOLE H PRICE JR & | | | | | | |
| 0620/0637 | 3/01/1991 | QC | U | V | 01 | 100 |
| GRANTOR: ALMAND AMOS F JR | | | | | | |
| GRANTEE: ALMAND AMOS JR & D | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=1993] W17 FOP=[YR=1993] W29 S7 E29 N7 $ S7 W29 S17 W5 S22 E12 S5 E12 FOP=[YR=1993] S1 E7 N7 W7 S6 $ N6 E7 S4 E11 FGR=[YR=1993] S21 E14 N1 E7 N28 W9 S6 W12 S2 $ N2 E12 N6 W3 N11 E2 N8 W2 N22 $ PTR= E25 FUS=[YR=1993] E6 S4 E16 S23 W8 S4 W12 N24 W1 N3 W1 N4 $ W25 $ .

## EXTRA FEATURES

| LN | 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 | 858.00 | SF | 5.20 | 5.20 | 100 | 1992 | 1992 | 3 | 64 | 2,855 | |
| 2 | 0504 | FP-ELECTRI | 0 | 100 | 0 | 0 | 1.00 | UT | 2,000.00 | 2,000.00 | 100 | 1992 | 1992 | 3 | 72 | 1,440 | |
| 3 | 0855 | CONC PAVER | 0 | 100 | 0 | 0 | 558.00 | SF | 7.00 | 7.00 | 100 | 2000 | 2000 | 3 | 79 | 3,086 | |

## LAND DESCRIPTION

TOTAL OB/XF 7,381

| LN | USE CODE | CLS | LAND USE DESCRIPTION | CAP | RD | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | DT | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 000100 | C | SFR | 100 | | RSF-2 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 250,000.00 | 250,000.00 | 250,000 | | | | | | | |

REVIEW DATE 01/14/2021 BY KBA Total Acres: 0.00 Total Land Value: 250,000 Market: 0 Agricultural: 0 Common: 250,000 PRINTED 08/06/2024 BY SYS