

LOT 9
EGANS BLUFF EAST PB 5/367
PLAT AMENDED IN PB 5/395

AMENEIRO JENNY
2525 CAPRICE LANE
FERNANDINA BEACH, FL 32034

2024

00-00-30-021E-0009-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	16	WD FR STUC 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	02
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NEIGHBORHOOD/LOC	2026.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,139	100	2,139	274,560
FGR	477	55	262	33,630
FOP	30	30	9	1,155
FSP	112	40	45	5,776
PTO	160	5	8	1,027
PTO	192	5	10	1,284
USP	80	30	24	3,080

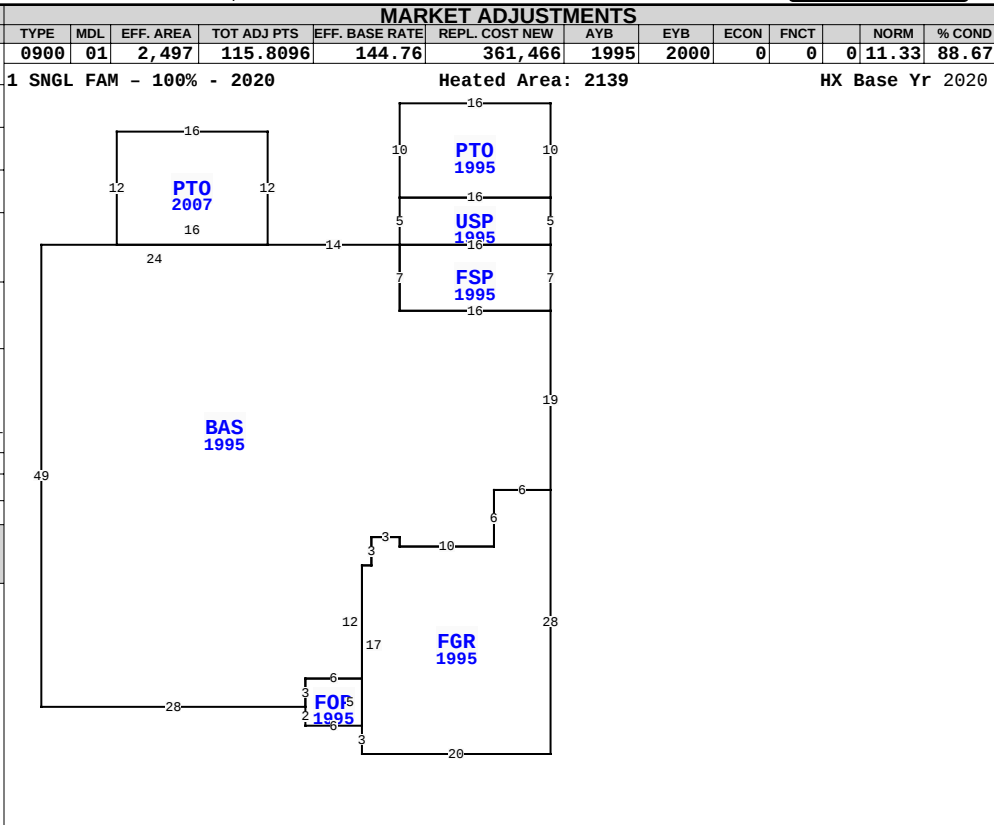
TOTALS	3,190		2,497	320,512
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EXTRA FEATURES

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	44	18	792.00	SF	5.20	5.20	100	1995	1995	3	70	2,883	
2	0810	CONCRETE A	0	100	11	3	33.00	SF	6.50	6.50	100	1995	1995	3	70	150	

LAND DESCRIPTION

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	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0003	RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	180,000.00	180,000.00	180,000							



2525 CAPRICE LN, FERNANDINA BEACH	BLD DATE 03/03/2023 NW	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF																	3,033
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NASSAU COUNTY PROPERTY

VALUATION BY	STANDARD	
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		320,512
TOTAL MARKET OB/XF VALUE		3,033
TOTAL LAND VALUE - MARKET		180,000
TOTAL MARKET VALUE		503,545
SOH/AGL Deduction		319,571
ASSESSED VALUE		183,974
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		133,974
TOTAL JUST VALUE		503,545
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		395,601

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B20744	REMODEL	14,542	11/01/2007
B9401501	NEW CONSTR	118,900	12/01/1994

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BUILDING NOTES

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BUILDING DIMENSIONS

PTO=[YR=1995] W16 S10 USP=[YR=1995] S5 FSP=[YR=1995] S7 E16
N7 W16\$BAS=[YR=1995] W14 PTO=[YR=2007] N12 W16 S12 E16\$ W24
S49 E28 FOP=[YR=1995] S2 E6 FGR=[YR=1995] S3 E20 N28 W6 S6
W10 N1 W3 S3 W1 S17 \$ N5 W6 S3 \$ N3 E6 N12 E1 N3 E3 S1 E10 N6
E6 N19 W16 N7 \$ E16 N5 W16 \$ E16 N10 \$.