

MCCANNELL JAMES H & SUE C
2613 LESABRE PLACE
FERNANDINA BEACH, FL 32034

00-00-30-021E-0026-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall10ABOVE AVG 100

Roof Structur03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 70

Interior Floo11CLAY TILE 30

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms2 100

Frame02WOOD FRAME 100

Stories Units1. 1. 100
0 100

Occupancy00NONE 100

Quality06Quality Level 06

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA02

NEIGHBORHOOD/LOC2026.00

TOTALS2,2282,025280,206

TYPEMDLEFF. AREATOT ADJ PTS

0900012,025127.2383

EFF. BASE RATEREPL. COST NEWAYB

159.05322,0761996

MARKET ADJUSTMENTS

1 SNGL FAM - 100% - 2006

Heated Area: 1798

HX Base Yr 2006

VALUATION BYSTANDARD

Tax Group: 8Tax Dist:

BUILDING MARKET VALUE280,206

TOTAL MARKET OB/XF VALUE8,690

TOTAL LAND VALUE - MARKET225,000

TOTAL MARKET VALUE513,896

SOH/AGL Deduction292,313

ASSESSED VALUE221,583

TOTAL EXEMPTION VALUEHX HB VX55,000

BASE TAXABLE VALUE166,583

TOTAL JUST VALUE513,896

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE419,766

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / V / IRSN CD SALE PRICE

1376/019612/22/2005WDQI185,000

GRANTOR: POWER PATRICIA A

GRANTEE: MCCANNELL JAMES H &

0984/06015/03/2001WDQI185,000

GRANTOR: ZABOREK PATSY & FRANK

GRANTEE: POWER ROBERT J & PA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1996] W45 S49 E11 N1 E10 PT0=[YR=1996] E5
FGR=[YR=1996] S3 E19 N21 W13 N1 W6 S14 FOP=[YR=1996] W5 S3 E5
N3 \$ S5 \$ N2 W5 S2 \$ N5 E5 N14 E6 S1 E13 N30 \$.

MARKET ADJUSTMENTS

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1996ECONFNCT0013.0087.00

VALUATION SUMMARY

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EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

10811CONCRETE B010000728.00SF5.205.20100199619963722,726

20810CONCRETE A01000025.00SF6.506.5010019961996372117

30755FSF11001412168.00SF20.0020.00100200720073311,042

40479VF PICKET01000089.00LF10.0010.0010020012001355490

50478VF 6 SLAT01000063.00LF15.0015.0010020012001355520

60810CONCRETE A010000120.00SF6.506.5010020072007388686

70477VF 4 SLAT01000078.00LF14.0014.0010020012001355601

80810CONCRETE A01000024.00SF6.506.5010020102010391142

90810CONCRETE A010000400.00SF6.506.50100201020103912,366

TOTAL OB/XF8,690

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYR CONSRV

1000133CSFR LAKE1000003RSF-20.000.001.00LT1.001.001.001.25180,000.00225,000.00225,000

REVIEW DATE05/13/2019BYDJATotal Acres: 0.00Total Land Value: 225,000Market: 0Agricultural: 0Common: 225,000PRINTED 08/06/2024 BY SYS