

LOT 40
EGANS BLUFF EAST PB 5/367
PLAT AMENDED IN PB 5/395

ELLIOTT JESS P & SHARON V L/E/
2660 LE SABRE PLACE
FERNANDINA BEACH, FL 32034

2024

00-00-30-021E-0040-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 90
Exterior Wall	20	FACE BRICK 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LVT/LAMNT 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	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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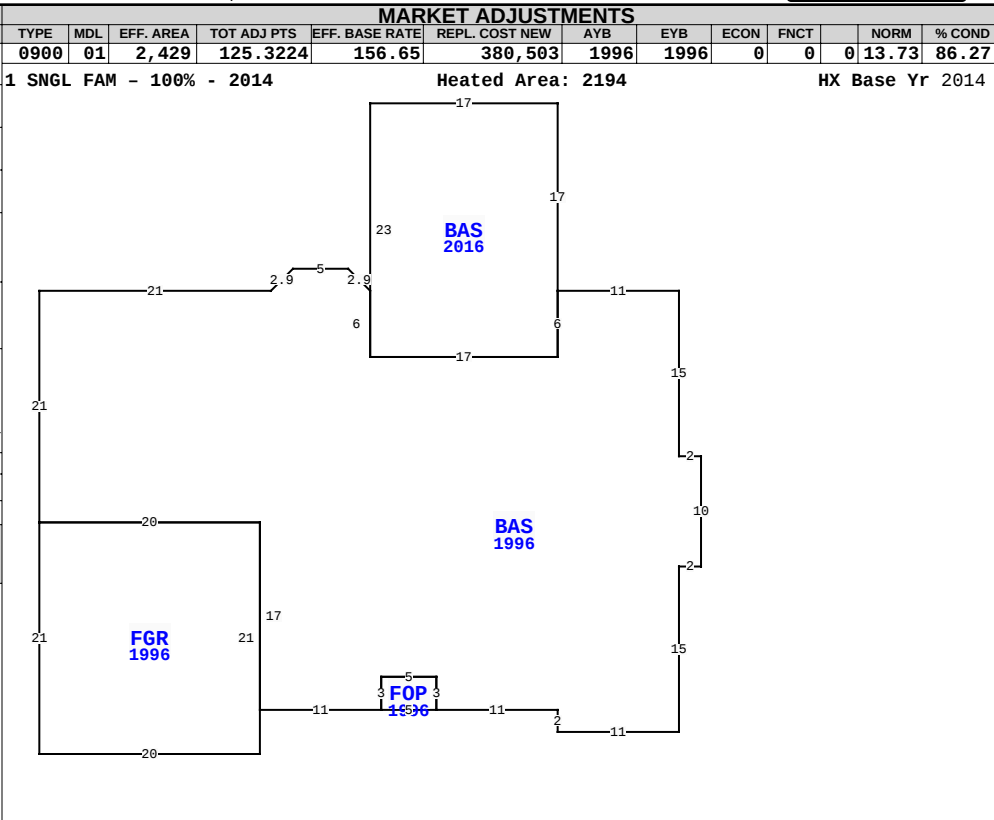
NEIGHBORHOOD/LOC	2026.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,803	100	1,803	243,661
BAS	391	100	391	52,840
FGR	420	55	231	31,218
FOP	15	30	4	541

TOTALS	2,629		2,429	328,260
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	
2	0811	CONCRETE B	0	100	0	0	734.00	SF	5.20	5.20	
3	0810	CONCRETE A	0	100	25	3	75.00	SF	6.50	6.50	
4	0810	CONCRETE A	0	100	0	0	76.00	SF	6.50	6.50	
5	0940	SHEDS/PORT	0	100	10	8	80.00	SF	30.00	30.00	
6	0476	VF 6 SBPL	0	100	0	0	139.00	LF	32.00	32.00	
7	0470	VNYL GATE	0	100	0	0	1.00	UT	300.00	300.00	
8	0855	CONC PAVER	0	100	0	0	85.00	SF	10.00	10.00	
9	0920	CWALL-WD/M	0	100	0	0	90.00	LF	390.00	390.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	100	0003	RSF-2	0.00	0.00	1.00	LT	



BLD DATE	03/03/2023	NW	LGL DATE	
XF DATE	04/17/2008	DJJW	LAND DATE	
INC DATE			AG DATE	

2660 LE SABRE PL, FERNANDINA BEACH											
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NASSAU COUNTY PROPERTY											
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VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 8						Tax Dist:					
BUILDING MARKET VALUE						328,260					
TOTAL MARKET OB/XF VALUE						37,395					
TOTAL LAND VALUE - MARKET						180,000					
TOTAL MARKET VALUE						545,655					
SOH/AGL Deduction						303,096					
ASSESSED VALUE						242,559					
TOTAL EXEMPTION VALUE						HX HB 50,000					
BASE TAXABLE VALUE						192,559					
TOTAL JUST VALUE						545,655					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						436,862					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1631732	FOP	0	02/02/2016
B24455	ADDITION	1,758	03/01/2011
B24106	REMODEL	15,000	11/01/2010
B18699	REMODEL	1,302	10/31/2006
B9602741	NEW CONSTR	87,190	03/01/1996

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2691/1054	1/29/2024	LE	U	I	11	100			
GRANTOR:ELLIOTT JESS P & SHAR									
GRANTEE:MATHIS MERRY L									
1687/1788	7/02/2010	WD	U	I	11	189,000			
GRANTOR:BANK OF AMERICA									
GRANTEE:ELLIOTT JESS P & SH									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1996] W11 BAS=[YR=2016] N17 W17 S23 E17 N6\$ S6 W17 N6 U2 L2 W5 D2 L2 W21 S21 FGR=[YR=1996] S21 E20N21 W20 \$ E20 S17 E11 FOP=[YR=1996] E5 N3 W5 S3 \$ N3 E5 S3 E11 S2 E11N15 E2 N10 W2 N15 \$.											