

AHLERS DAVID & JANICE
2615 ROBERT OLIVER CT
FERNANDINA BEACH, FL 32034

00-00-30-021L-0055-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall03ABOVE 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

Bedrooms
BathroomsFrame02WOOD FRAME 100

StoriesUnitsOccupancy2.002.100
 0.100
 NONE 100

Quality06Quality Level 06
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA01
NEIGHBORHOOD/LOC1076.00

AREATYPETOTAL GROSS AREAPCT OF BASETOT ADJ ASUBAREA MARKET VALUE
BAS1,8331001,833254,978
FGR4495524734,358
FOP4430131,808
FOP15530466,399
FUS42810042859,537
USP21630659,042

TOTALES3,1252,632366,123

MARKEADJUSTMENTS

TYPETMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBFUNCTECONFNCTNORM% CONDTOTAL OB/XF

0900012,632125.7456157.18413,698199919990011.5088.50

1 SNGL FAM - 100% - 2015Heated Area: 2261HX Base Yr 2015

FLOOR PLAN

BLD DATEXF DATELAND DATEAG DATELGL DATELAND DATEAG DATE

03/13/2024MLU

NASSAU COUNTY PROPERTY VALUATION SUMMARY

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VALUATION BYSTANDARDTax Group: 2Tax Dist:

BUILDING MARKET VALUE366,123TOTAL MARKET OB/XF VALUE9,205TOTAL LAND VALUE - MARKET250,000TOTAL MARKET VALUE625,328SOH/AGL Deduction273,859ASSESSED VALUE351,469TOTAL EXEMPTION VALUEHX HB50,000BASE TAXABLE VALUE301,469TOTAL JUST VALUE625,328NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE539,150

Sales Data

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMEISNRNSDCDSALE PRICE

1865/09536/20/2013WDQI02325,000

GRANTOR: COOPER JAMES A & JANEGRANTEE: AHLERS DAVID & JANIL730/09323/24/2011DGUII30100GRANTOR: COOPER JAMES A & JANEGRANTEE: COOPER JAMES A & JA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] L3 U3 W6 USP=[YR=2021] N12W18 S12FOP=[YR=1999] S10 E15 N7 R3 U3 W18 \$ E18 \$ D3 L3 S7 W15N10 W21 S38 FGR=[YR=1999] S23 E21 N21 W17 N2 W4 \$ E4 S2 E17S8 E11 N4 FOP=[YR=1999] E8 N3 L3 U3 W5 S6\$ N6 E5 D3 R3E5 U3 R3 N35 \$ PTR= E15 FUS=[YR=1999] E7 N5 E10 S5 W3 S27W14 N27 \$ W15 \$.

LAND DESCRIPTION

LNUSE CLSLAND USECAPRDLOCFRONTDEPTHTOT UNITUNITDPHT% TOT UNIT ADJ UNIT LAND OTHER YEAR DENSITY DECL FRZ YR CONS

1000100CSFR1000003R-20.000.001.00LT1.001.001.00250,000.00250,000.00250,000

REVIEW DATE01/06/2023BYTWATotal Acres: 0.00Total Land Value: 250,000Market: 0Agricultural: 0Common: 250,000PRINTED 08/06/2024 BY SYS