

LOT 60
IN OR 2121/970
EGANS BLUFF NORTH PB 5/272

DIONNE RUSSELL R & JOANNE M
1813 STERLING LN
FERNANDINA BEACH, FL 32034

2024

00-00-30-021N-0060-0000



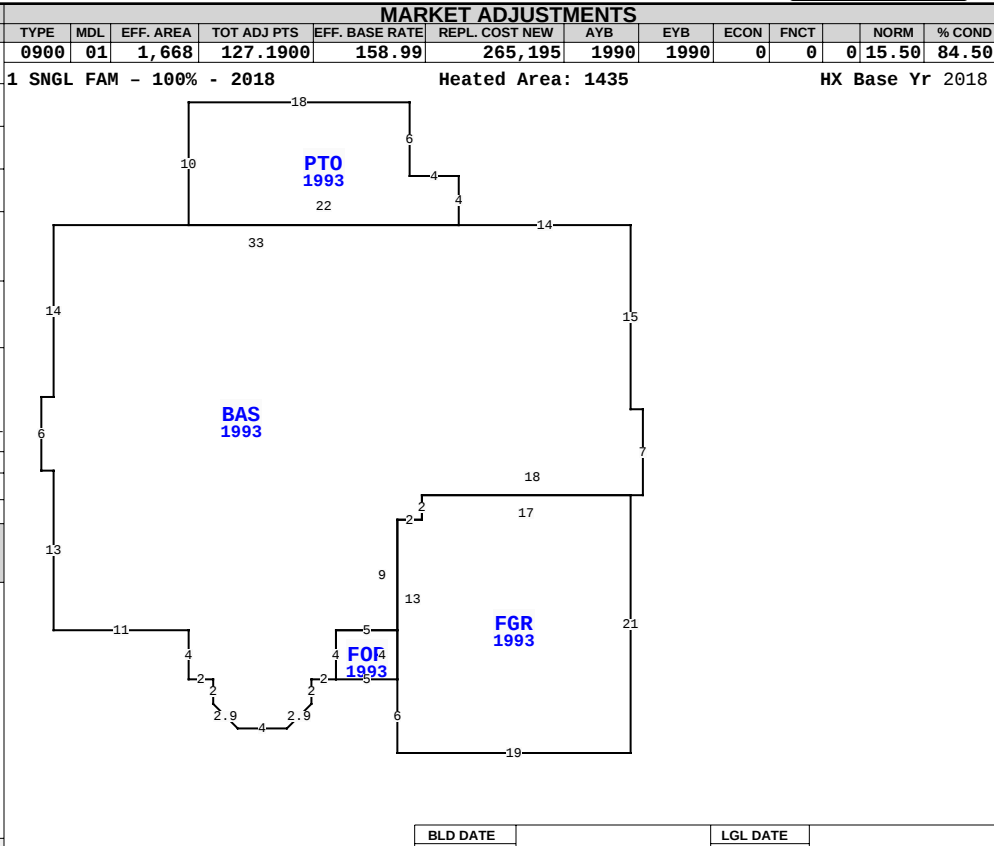
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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
NEIGHBORHOOD/LOC	2025.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,435	100	1,435	192,788
FGR	395	55	217	29,153
FOP	20	30	6	806
PTO	196	5	10	1,344
TOTALS	2,046		1,668	224,090

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0811	CONCRETE B	0 100	0	0	787.00	SF	5.20	5.20

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



TOTAL OB/XF									
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1	0811	CONCRETE B	0 100	0	0	787.00	SF	5.20	5.20

TOTAL OB/XF									
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1	0811	CONCRETE B	0 100	0	0	787.00	SF	5.20	5.20

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 8	Tax Dist:								
BUILDING MARKET VALUE	224,090								
TOTAL MARKET OB/XF VALUE	2,435								
TOTAL LAND VALUE - MARKET	180,000								
TOTAL MARKET VALUE	406,525								
SOH/AGL Deduction	165,868								
ASSESSED VALUE	240,657								
TOTAL EXEMPTION VALUE	50,000								
BASE TAXABLE VALUE	190,657								
TOTAL JUST VALUE	406,525								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	396,052								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
03596	H/AC	1,900	11/13/1990
7044	NEW CONSTR	1,600	10/30/1990
4105	NEW CONSTR	1,500	10/26/1990
6812	NEW CONSTR	50,431	10/25/1990

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2121/0970	5/18/2017	WD	Q	I	02	270,000			
GRANTOR: SEABROOKE GREGORY L &									
GRANTEE: DIONNE RUSSELL R &									
0725/1373	3/15/1995	WD	Q	I		85,000			
GRANTOR: DIXON NANCY ANN									
GRANTEE: SEABROOKE GREGORY L									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W14 PTO=[YR=1993] N4 W4 N6 W18 S10 E22 \$ W33									
S14 W1 S6 E1 S13 E11 S4 E2 S2 R2 D2 E4 R2 U2 N2 E2									
FOP=[YR=1993] E5 FGR=[YR=1993] S6 E19 N21 W17 S2 W2 S13 \$ N4									
W5 S4 \$ N4 E5 N9 E2 N2 E18 N7 W1 N15 \$.									