

LOT 76
IN OR 1582/1125 & OR 1851/719
EGANS BLUFF NORTH PB 5/272

GOLDING SUSAN E
2616 BENZ PLACE
FERNANDINA BEACH, FL 32034

2024

00-00-30-021N-0076-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 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	14	CARPET 60
Interior Floor	11	CLAY TILE 40
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

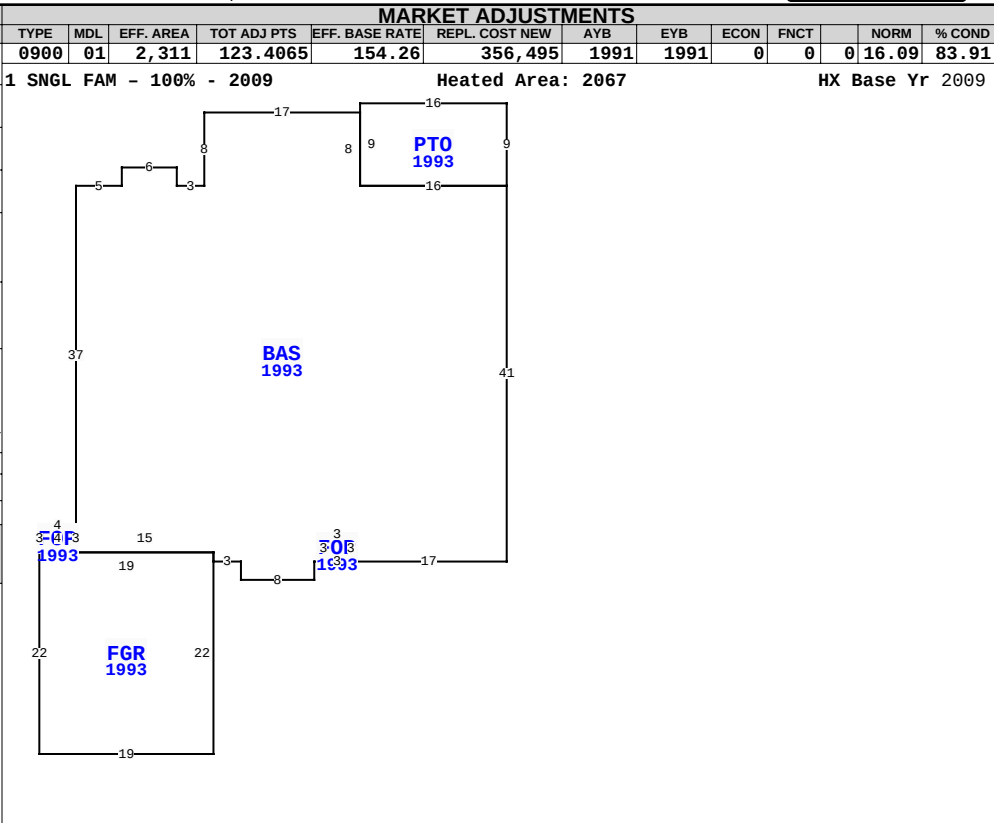
MAP NUM		MKT AREA	02
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NEIGHBORHOOD/LOC	2025.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,067	100	2,067	267,551
FGR	418	55	230	29,771
FOP	9	30	3	389
FOP	12	30	4	518
PTO	144	5	7	906

TOTALS	2,650		2,311	299,135
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	0812	CONCRETE C	0 100	0	0	1,093.00	SF	4.00	
3	0810	CONCRETE A	0 100	5	10	50.00	SF	6.50	
4	1242	WD DECK A	0 100	20	17	340.00	SF	10.00	
5	0350	CARPORT WD	0 100	10	10	100.00	SF	9.36	
6	0861	POOL GUNIT	0 100	0	0	448.00	SF	85.00	
7	0855	CONC PAVER	0 100	0	0	598.00	SF	3.00	



2616 BENZ PL, FERNANDINA BEACH

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

LAND DESCRIPTION										TOTAL OB/XF 27,716									
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
1	000100	C	SFR	100	0003	RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.20	180,000.00	216,000.00	216,000		

NASSAU COUNTY PROPERTY										PAGE 1 of 1 8									
VALUATION SUMMARY										STANDARD									
VALUATION BY										Tax Group: 8 Tax Dist:									
BUILDING MARKET VALUE										299,135									
TOTAL MARKET OB/XF VALUE										27,716									
TOTAL LAND VALUE - MARKET										216,000									
TOTAL MARKET VALUE										542,851									
SOH/AGL Deduction										327,733									
ASSESSED VALUE										215,118									
TOTAL EXEMPTION VALUE										50,000									
BASE TAXABLE VALUE										165,118									
TOTAL JUST VALUE										542,851									
NCON VALUE										0									
INCOME VALUE																			
PREVIOUS YEAR MKT VALUE										494,550									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7019	NEW CONSTR	72,276	02/25/1991

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1851/0719	3/12/2013	QC	U	I	11	100			
GRANTOR: GOLDING E SCOTT									
GRANTEE: GOLDING SUSAN E									
1582/1125	8/27/2008	WD	Q	I		280,000			
GRANTOR: BURNS BILLY E SR & DO									
GRANTEE: GOLDING E SCOTT & S									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W17 S8 W3 N2 W6 S2 W5 S37 FOP=[YR=1993] W4 S3 FGR=[YR=1993] S22 E19 N22 W19\$ E4 N3\$ S3 E15 S1 E3 S2 E8 N2 E1 FOP=[YR=1993] E3 N3 W3 S3\$ N3 E3 S3 E17 N41 PTO=[YR=1993] N9 W16 S9 E16\$ W16 N8\$.									