



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 90
Exterior Wall	20	FACE BRICK 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	08	SHT VINYL 30
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
BUD8 Adjustme	05	DIST 1A 100

Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME

MAP NUM		MKT AREA	02
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NEIGHBORHOOD/LOC	2020.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,559	100	1,559	40,204
FGR	754	55	415	10,702
FOP	189	30	57	1,470
UOP	20	25	5	129

TOTALS	2,522	2,036	52,504
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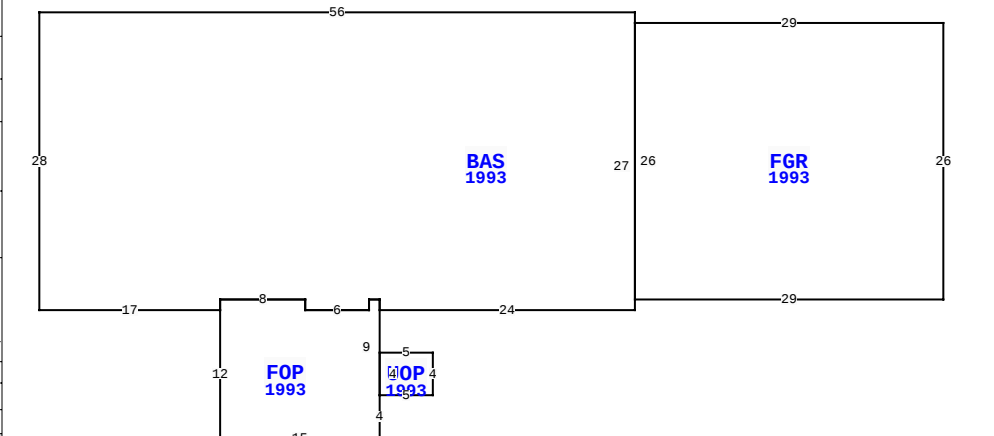
EXTRA FEATURES

L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1985	1985	3	58	2,030	
2	0810	CONCRETE A	0	100	18	8	144.00	SF	6.50	6.50	100	1986	1986	3	49.5	463	
3	1242	WD DECK A	0	100	0	0	221.00	SF	10.00	10.00	100	1995	1995	3	20	442	
4	0810	CONCRETE A	0	100	19	4	76.00	SF	6.50	6.50	100	1985	1985	3	47	232	
5	0940	SHEDS/PORT	0	100	8	12	96.00	SF	30.00	30.00	100	1990	1990	3	20	576	
6	0940	SHEDS/PORT	0	100	8	10	80.00	SF	20.10	20.10	100	2000	2000	3	20	322	

LAND DESCRIPTION

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	DENSITY	DECL	FRZ	YR	CONSRV
1	000115	C	SFR ACRES	100		OR	292.00	150.00	1.00	AC		1.00	1.00	1.00	115,000.00	115,000.00	115,000							

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0820	02	2,036	122.8000	85.96	175,015	1985	1995	0	0	0	70.00	30.00
1 M/H 93- - 100% - 2002 Heated Area: 1559 HX Base Yr 2002												



229 LAWRENCE LN, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		52,504	
TOTAL MARKET OB/XF VALUE		4,065	
TOTAL LAND VALUE - MARKET		115,000	
TOTAL MARKET VALUE		171,569	
SOH/AGL Deduction		74,491	
ASSESSED VALUE		97,078	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		47,078	
TOTAL JUST VALUE		171,569	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		176,052	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MHA98064	MH MOVE-ON	0	03/01/1998

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2688/782	1/03/2024	LE U	I	11	
GRANTOR: LITTLE PATRICIA ELIZA					
GRANTEE: LITTLE CORY JAMES					
442/337	1/02/1985	WD Q	I	01	10,286
GRANTOR: BROWN JAMES M					
GRANTEE: REYNOLDS WILLIAM H					

BUILDING NOTES

BUILDING DIMENSIONS	
FGR=[YR=1993] W29 BAS=[YR=1993] N1 W56 S28 E17	
FOP=[YR=1993] S12 E15 N4 UOP=[YR=1993] E5 N4 W5 S4 \$ N9 W1	
S1 W6 N1 W8 S1 \$ N1 E8 S1 E6 N1 E1 S1 E24 N27 \$ S26 E29 N26 \$	