

BLOCK G LOT 4
IN OR 1889/611
OAK GROVE UNIT 2 PB 2/60

MADDOX KIM L & JAMES T
1409 HIGHLAND DR
FERNANDINA BEACH, FL 32034

2024

00-00-30-042C-000G-0040



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
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
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	02
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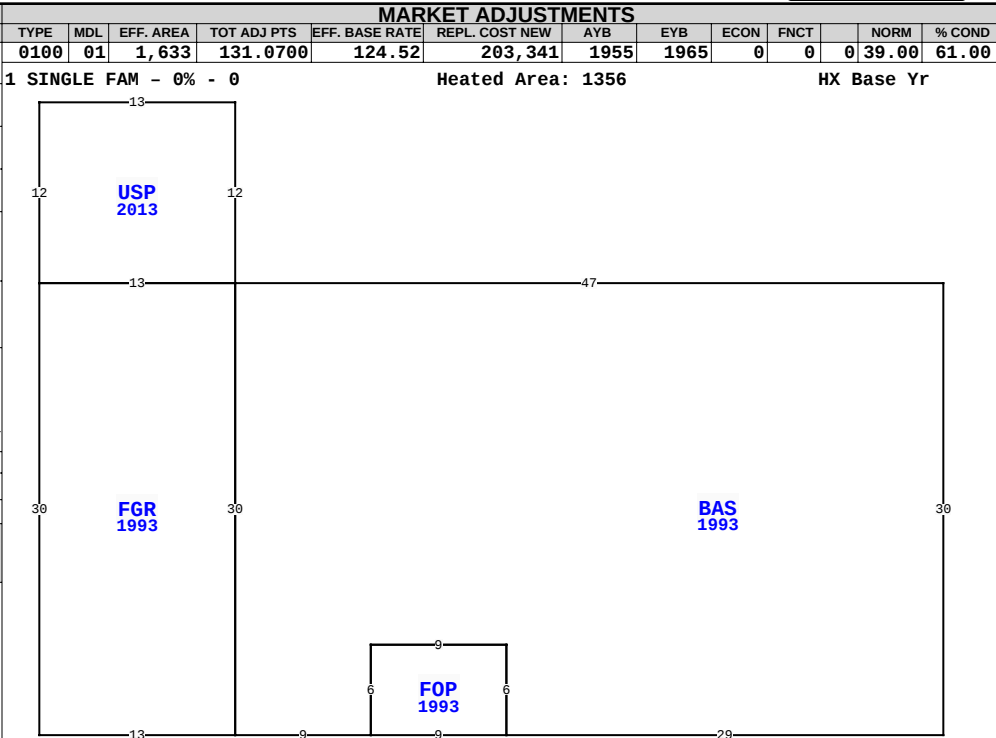
NEIGHBORHOOD/LOC	2018.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,356	100	1,356	102,998
FGR	390	55	214	16,255
FOP	54	30	16	1,215
USP	156	30	47	3,570

TOTALS	1,956		1,633	124,038
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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	0810	CONCRETE A	0	0	3	11	33.00	SF	6.50	6.50	43
2	0825	BRICK	0	0	3	5	15.00	SF	12.50	12.50	60
3	0810	CONCRETE A	0	0	0	0	216.00	SF	6.50	6.50	281
4	0810	CONCRETE A	0	0	4	6	24.00	SF	6.50	6.50	31
5	0940	SHEDS/PORT	0	0	10	20	200.00	SF	30.00	30.00	1,200
6	0350	CARPORT WD	0	0	5	60	300.00	SF	13.00	13.00	780

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	000100	C	SFR	0		RSF	2100.00	150.00	100.00	FF	



1952 PALM DR, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/11/2024 MLU

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY										STANDARD	
Tax Group: 8										Tax Dist:	
BUILDING MARKET VALUE										124,038	
TOTAL MARKET OB/XF VALUE										2,395	
TOTAL LAND VALUE - MARKET										130,000	
TOTAL MARKET VALUE										256,433	
SOH/AGL Deduction										49,466	
ASSESSED VALUE										206,967	
TOTAL EXEMPTION VALUE										0	
BASE TAXABLE VALUE										206,967	
TOTAL JUST VALUE										256,433	
NCON VALUE										0	
INCOME VALUE										0	
PREVIOUS YEAR MKT VALUE										241,195	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R991509	REPAIR/RRF	0	01/03/1999
5303	CHNGE SRVC	675	08/18/1988

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1889/0611	11/08/2013	WD	U	I	30	100	
GRANTOR: LANNON KIM ADRIENNE							
GRANTEE: MADDOX KIM L & JAME							
1212/1555	3/04/2004	WD	Q	I		135,000	
GRANTOR: BAILEY VICKY LYNN							
GRANTEE: LANNON KIM ADRIENNE							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W47 USP=[YR=2013] N12 W13 S12 FGR=[YR=1993] S30 E13 N30 W13\$ E13\$ S30 E9 FOP=[YR=1993] E9 N6 W9 S6\$ N6 E9 S6 E29 N30\$.											