PT OF LOT 68
IN OR 2632/1865 &
PT ABDN R/W PT OR 924/1568

BUTTERFLY PROJEKT LLC
313 DATURA STREET SUITE 2
WEST PALM BEACH, FL 33401

2024

00-00-30-044B-0068-0020

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2021.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

2959 BUTTERFLY TR, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	793,000
TOTAL MARKET VALUE	793,000
SOH/AGL Deduction	0
ASSESSED VALUE	793,000
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	793,000
TOTAL JUST VALUE	793,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	292,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2632/1865	4/17/2023	WD	U	I	11	100
GRANTOR: FOURTEENTH STREET PRO						
GRANTEE: BUTTERFLY PROJEKT L						
2610/0883	12/28/2022	QC	U	I	11	100
GRANTOR: O'CONNER JAMES M & TR						
GRANTEE: FOURTEENTH STREET P						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000116	C	SFR MARSH	0		RG-1	0.00	0.00	122.00	FF		1.00	1.00	1.00	6,500.00	6,500.00	793,000							

REVIEW DATE 02/08/2024 BY KBA Total Acres: 0.00 Total Land Value: 793,000 Market: 0 Agricultural: 0 Common: 793,000 PRINTED 08/06/2024 BY SYS