

LOT 26
IN OR 2094/644
PLANTATION OAKS #3 PB 5/144

MCAFEE JOHNNY L REV TRUST/MCAFEE JOHNNY L TRUSTEE
1542 PLANTATION OAKS TER
FERNANDINA BEACH, FL 32034

2024

00-00-30-0513-0026-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
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

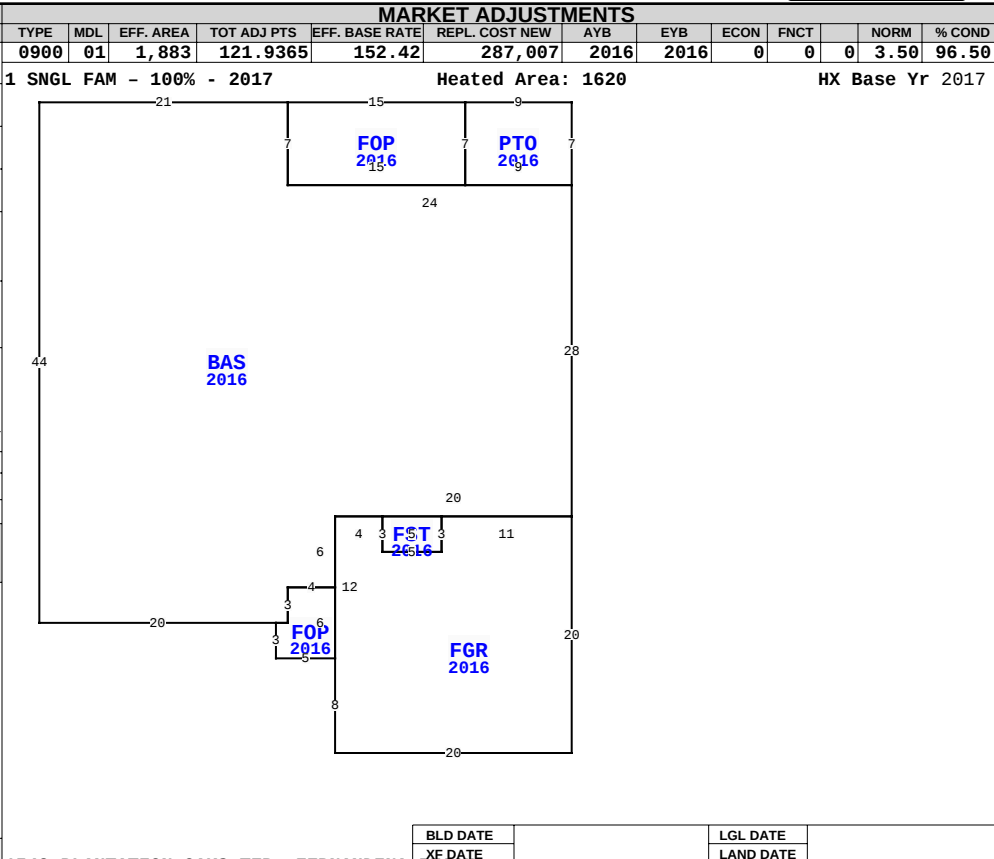
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3031.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100	1,620	238,278
FGR	385	55	212	31,182
FOP	27	30	8	1,176
FOP	105	30	32	4,706
FST	15	55	8	1,176
PTO	63	5	3	441

TOTALS	2,215		1,883	276,962
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	100	0	0	48.00	SF	6.50
2	0811	CONCRETE B	0	100	0	0	858.00	SF	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		RSF-1	0.00	0.00	1.00



TOTAL OB/XF									
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NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 8	Tax Dist:								
BUILDING MARKET VALUE	276,962								
TOTAL MARKET OB/XF VALUE	4,583								
TOTAL LAND VALUE - MARKET	250,000								
TOTAL MARKET VALUE	531,545								
SOH/AGL Deduction	254,401								
ASSESSED VALUE	277,144								
TOTAL EXEMPTION VALUE	55,000								
BASE TAXABLE VALUE	222,144								
TOTAL JUST VALUE	531,545								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	519,109								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1632153	CO ISSUED	0	08/26/2016
B1632153	NEW CONSTR	204,085	04/25/2016

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2094/0644	1/12/2017	QC	U	I	11	100			
GRANTOR: POLLACK MARK C & HOLL									
GRANTEE: MCAFEE JOHNNY L REV									
2033/0028	3/03/2016	QC	U	V	11	100			
GRANTOR: POLLACK MARK C & HOLL									
GRANTEE: POLLACK MARK C & HO									

BUILDING NOTES									
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BUILDING DIMENSIONS									
PTO=[YR=2016] W9 FOP=[YR=2016] W15 BAS=[YR=2016] W21 S44 E20 FOP=[YR=2016] S3 E5 FGR=[YR=2016] S8 E20 N20 W11 FST=[YR=2016] S3 W5 N3 E5\$ S3 W5 N3 W4 S12\$ N6 W4 S3 W1\$ E1 N3 E4 N6 E20 N28 W24 N7\$ S7 E15 N7\$ S7 E9 N7\$.									