LOT 42
IN OR 1928/1267
PLANTATION POINT PB 5/269

ROBILOTTO MICHAEL F & EILEEN J
1277 GERBING RD
FERNANDINA BEACH, FL 32034

2024

00-00-30-0518-0042-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

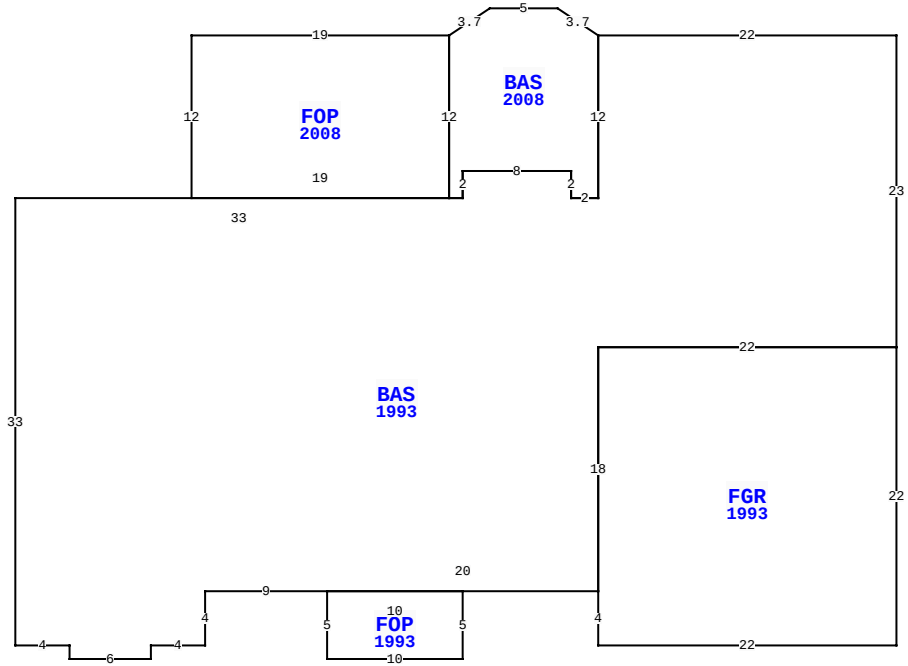
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	20	FACE BRICK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3036.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,831	100	1,831	282,160
BAS	132	100	132	20,341
FGR	484	55	266	40,991
FOP	50	30	15	2,312
FOP	228	30	68	10,479
TOTALS	2,725		2,312	356,283

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	2,312	121.9414	182.91	422,888	1993	1994	0	0	0	15.75	84.25

1 SFR CUST – 0% - 0 Heated Area: 1963 HX Base Yr



1376 MISSION SAN CARLOS DR, FERNANDINA BEACH

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE	356,283
TOTAL MARKET OB/XF VALUE	3,391
TOTAL LAND VALUE - MARKET	350,000
TOTAL MARKET VALUE	709,674
SOH/AGL Deduction	255,149
ASSESSED VALUE	454,525
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	454,525
TOTAL JUST VALUE	709,674
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	694,182

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M1217808	H/AC	0	12/01/2012
1010	ADDITION	1,600	05/01/1994
00582	NEW CONSTR	118,900	10/01/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1928/1267	6/30/2014	WD	U	I	11	100
GRANTOR: RAMIREZ SACARIAS & E						
GRANTEE: ROBILOTTO MICHAEL F						
1925/0390	6/30/2014	WD	Q	I	02	350,000
GRANTOR: RAMIREZ SACARIAS & E						
GRANTEE: ROBILOTTO MICHAEL F						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W22 BAS=[YR=2008] U2 L3 W5 L3 D2
FOP=[YR=2008] W19 S12 E19 N12$ S12 E1 N2 E8 S2 E2 N12$ S12 W2
N2 W8 S2 W33 S33 E4 S1 E6 N1 E4 N4 E9 FOP=[YR=1993] S5 E10 N5
W10 $ E20 FGR=[YR=1993] S4 E22 N22 W22 S18$ N18 E22 N23 $.

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	0812	CONCRETE C	0	0	0	0	1,026.00	SF	4.00	4.00	100	1993	1993	3	66	2,709	
2	0810	CONCRETE A	0	0	44	3	132.00	SF	6.50	6.50	100	1993	1993	3	66	566	
3	0810	CONCRETE A	0	0	0	0	27.00	SF	6.50	6.50	100	1993	1993	3	66	116	

LAND DESCRIPTION

TOTAL OB/XF 3,391

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	0	0003	RSF-1	0.00	0.00	1.00	UT		1.00	1.00	1.00	350,000.00	350,000.00	350,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 350,000 Market: 0 Agricultural: 0 Common: 350,000 PRINTED 08/06/2024 BY SYS