

LOT 11
RESERVE AT OLD BLUFF PB 7/34

MOGER MARK M & BARBARA A
95016 RESERVE CT
FERNANDINA BEACH, FL 32034

2024

00-00-30-054B-0011-0000

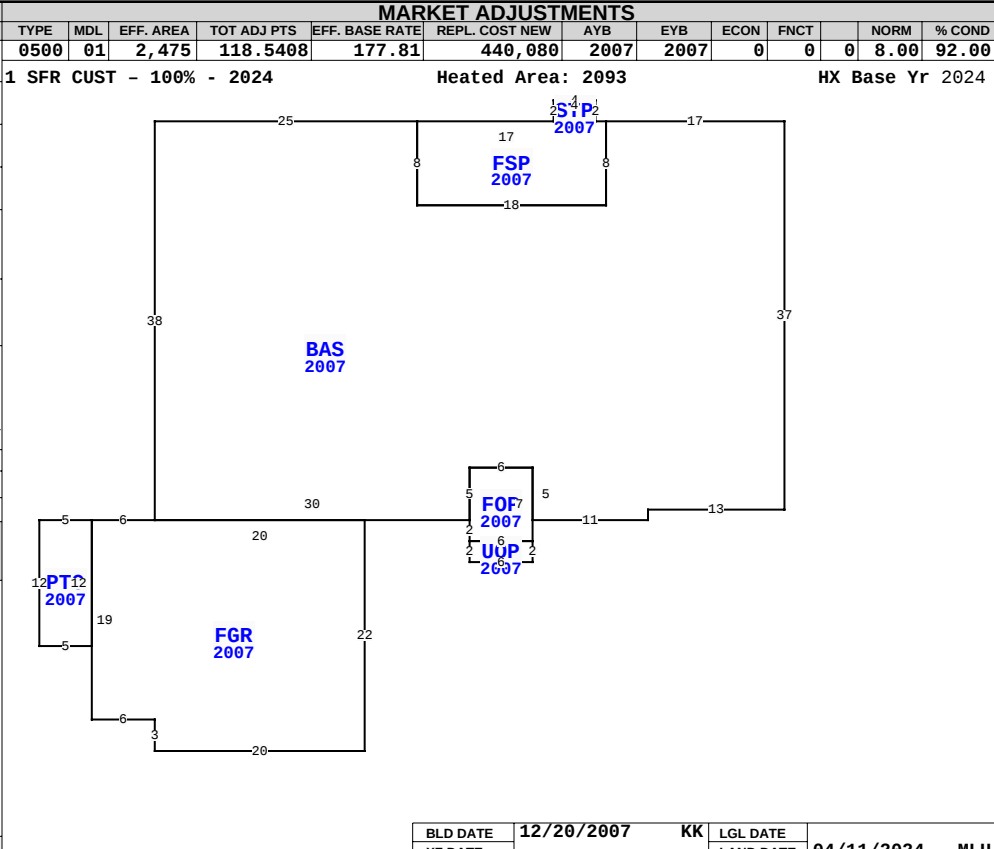


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 60
Interior Floor	13	LVT/LAMNT 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		03
NEIGHBORHOOD/LOC	3027.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,093	100	2,093	342,384
FGR	554	55	305	49,893
FOP	42	30	13	2,127
FSP	144	40	58	9,488
PTO	60	5	3	490
STP	8	10	1	164
UOP	12	20	2	328
TOTALS	2,913		2,475	404,874

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	1126	CB/STC 8"	0	100	0	36.00	SF	8.00	8.00
2	0810	CONCRETE A	0	100	8	64.00	SF	6.50	6.50
3	0855	CONC PAVER	0	100	0	1,316.00	SF	10.00	10.00
4	0855	CONC PAVER	0	100	0	714.00	SF	10.00	10.00



95016 RESERVE CT, FERNANDINA BEACH									
BLD DATE	12/20/2007	KK	LGL DATE						
XF DATE			LAND DATE	04/11/2024	MLU				
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		404,874	
TOTAL MARKET OB/XF VALUE		19,021	
TOTAL LAND VALUE - MARKET		325,000	
TOTAL MARKET VALUE		748,895	
SOH/AGL Deduction		0	
ASSESSED VALUE		748,895	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		698,895	
TOTAL JUST VALUE		748,895	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		705,951	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1632852	SOLAR	25,517	08/01/2016
E19234	ELEC OTHER	2,000	05/01/2007
M12887	MECH OTHER	0	05/01/2007
P12270	OTHER	0	03/01/2007
C17945	CO ISSUED	330,000	06/01/2006
B0617945	NEW CONSTR	330,000	06/01/2006

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2661/564	8/15/2023	WD	Q	I	01
GRANTOR: BLAKE BEVERLY					
GRANTEE: MOGER MARK M & BARB					
2451/1253	4/07/2021	WD	Q	I	02
GRANTOR: PERKINS DAVIS & YING					
GRANTEE: BLAKE BEVERLY					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2007] W17 FSP=[YR=2007] W1 STP=[YR=2007] N2 W4 S2 E4\$ W17 S8 E18 N8\$ S8 W18 N8 W25 S38 FGR=[YR=2007] W6 PTO=[YR=2007] W5 S12 E5 N12\$ S19 E6 S3 E20 N22 W20\$ E30 FOP=[YR=2007] S2 UOP=[YR=2007] S2 E6 N2 W6 \$ E6 N7 W6 S5\$ N5 E6 S5 E11 N1 E13 N37\$.									

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-2	0.00	0.00	1.00