

LOT S1/2 OF 5 (LESS 2A)
IN OR 2507/1872
SUB OF S0 PT SEC 12 DB 39/292

MOORE JAMES R & CHARLOTTE J L/E/
4925 SUAREZ BLUFF RD
FERNANDINA BEACH, FL 32034

2024

00-00-30-0760-0005-0010



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05
Roof Structur	03
Roof Cover	03
Interior Wall	05
Interior Floo	14
Interior Floo	11
Air Condition	03
Heating Type	04
Bedrooms	3 100
Bathrooms	2 100
Frame	02
Stories	2. 100
Units	0 100
BUD8 Adjustme	05
Occupancy	00

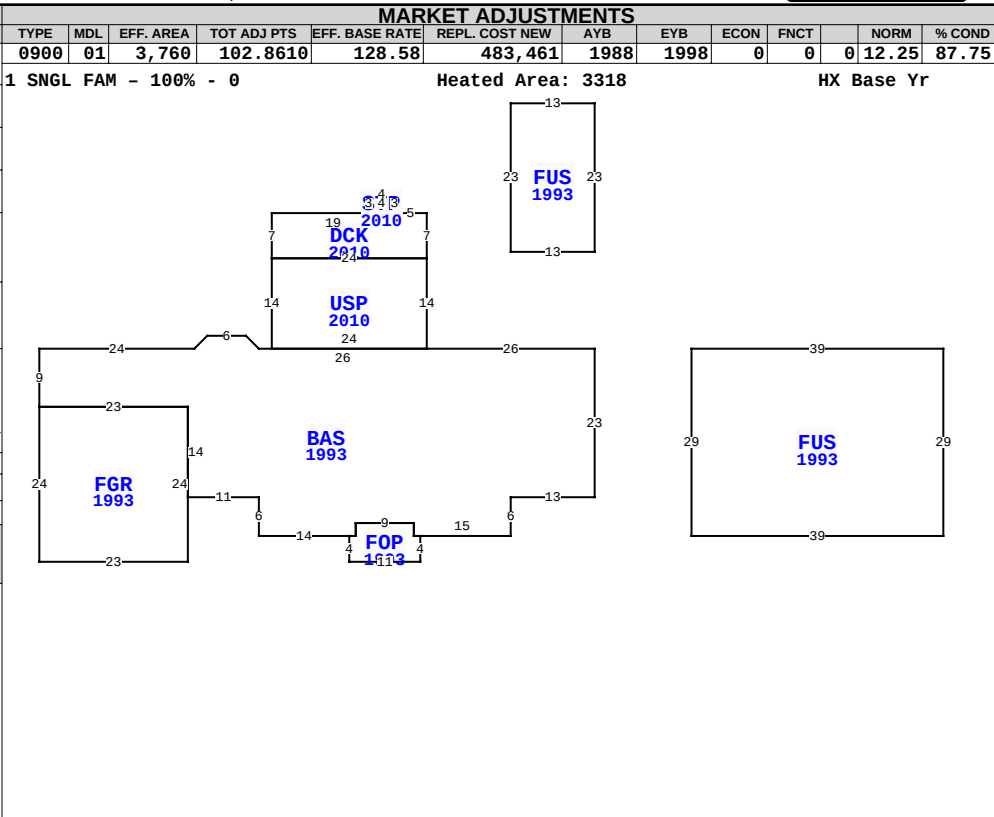
Quality	05
DOR CODE	0100
MAP NUM	
NEIGHBORHOOD/LOC	3027.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,888	100	1,888	213,021
DCK	168	10	17	1,918
FGR	552	55	304	34,300
FOP	62	30	19	2,144
FUS	299	100	299	33,735
FUS	1,131	100	1,131	127,610
STP	12	10	1	113
USP	336	30	101	11,396

TOTALS	4,448		3,760	424,237
--------	-------	--	-------	---------

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	0 100	0	0	3,200.00	SF	4.00	4.00	100	2023	2022	3	100	12,800	
2	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	1988	1988	3	64	1,280	

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	100		RSF-	1105.00	210.00	1.00	UT		1.00	1.00	1.00	300,000.00	300,000.00	300,000							



BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/26/2024
INC DATE		AG DATE	MLU

EXTRA FEATURES															
----------------	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

LAND DESCRIPTION															
------------------	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,760	102.8610	128.58	483,461	1988	1998	0	0	12.25	87.75

NASSAU COUNTY PROPERTY

VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE		424,237
TOTAL MARKET OB/XF VALUE		14,080
TOTAL LAND VALUE - MARKET		300,000
TOTAL MARKET VALUE		738,317
SOH/AGL Deduction		512,492
ASSESSED VALUE		225,825
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		175,825
TOTAL JUST VALUE		738,317
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		660,122

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M1217823	H/AC	0	12/01/2012

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2507/1872	10/25/2021	LE	U	I	11
GRANTOR: MOORE JAMES R & CHARL					
GRANTEE: MOORE JAMES R & CHA					
0417/0354	4/01/1984	WD	Q	V	
GRANTOR:					
GRANTEE:					

BUILDING NOTES															
----------------	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS															
BAS=[YR=1993] W26 USP=[YR=2010] N14 DCK=[YR=2010] N7 W5 STP=[YR=2010] N3W4S3 E4\$ W19 S7 E24\$ W24 S14 E24\$ W26 U2 L2 W6 D2 L2 W24 S9 FGR=[YR=1993] S24 E23 N24 W23 \$ E23 S14 E11 S6 E14 FOP=[YR=1993] S4 E11 N4 W1 N2 W9 S2 W1\$ E1 N2 E9 S2 E15 N6 E13 N23 \$ PTR= E15 FUS=[YR=1993] E39 S29W39 N29 \$ W15 \$ PTR= N15 FUS=[YR=1993] N23 W13 S23 E13 \$ S15 \$.															