BLOCK 10 LOT 1D
AMELIA PARK PHASE 1 UNIT 2
PB 6/171

DA LAND LLC
C/O SYSTEMZ BOOKKEEPING, 11250 OLD ST AUGUSTINE RD 15
JACKSONVILLE, FL 32257

2024

00-00-31-102P-0010-01D0

BUILDING CHARACTERISTICS

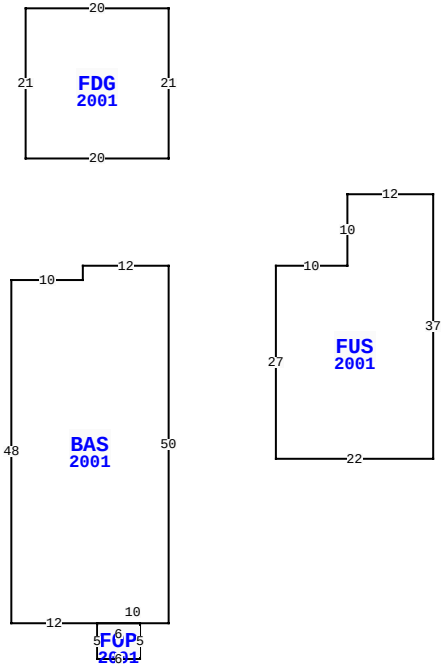
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1031.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100	1,080	213,905
FDG	420	60	252	49,911
FOP	30	30	9	1,783
FUS	714	100	714	141,416
TOTALS	2,244		2,055	407,015

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0320	12	2,055	234.2494	222.54	457,320	2001	2001	0	0	0	11.00	89.00

1 TOWNHOUSE – 0% - 2023 Heated Area: 1794 HX Base Yr



1584 PARK LN, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/21/2024 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	407,015
TOTAL MARKET OB/XF VALUE	3,708
TOTAL LAND VALUE - MARKET	88,000
TOTAL MARKET VALUE	498,723
SOH/AGL Deduction	0
ASSESSED VALUE	498,723
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	498,723
TOTAL JUST VALUE	498,723
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	479,114

PERMIT NUM	DESCRIPTION	AMT	ISSUED
012482	NEW CONSTR	0	11/13/2001
20010803	NEW CONSTR	122,520	04/30/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2529/0718	1/12/2022	WD	Q	I	01	519,000
GRANTOR: HORROCKS REX L & LORR						
GRANTEE: DA LAND LLC						
2186/1985	3/28/2018	WD	Q	I	02	330,000
GRANTOR: BENNETT ROSE STUKENBE						
GRANTEE: HORROCKS REX L & LO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W12 S2 W10 S48 E12 FOP=[YR=2001] S5 E6 N5 W6$ E10 N50 PTR= E15 FUS=[YR=2001] E10 N10 E12 S37 W22 N27$ W15$ PTR=N15 FDG=[YR=2001] N21 W20 S21 E20$ S15$.

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
1	0810	CONCRETE A	0	0	18	16	288.00	SF	6.50	6.50	100	2001	2001	3	80	1,498	
2	0810	CONCRETE A	0	0	21	2	42.00	SF	6.50	6.50	100	2001	2001	3	80	218	
3	0810	CONCRETE A	0	0	0	0	273.00	SF	6.50	6.50	100	2001	2001	3	80	1,420	
4	0810	CONCRETE A	0	0	8	3	24.00	SF	6.50	6.50	100	2001	2001	3	80	125	
5	0470	VNYL GATE	0	0	0	0	1.00	UT	300.00	300.00	100	2001	2001	3	55	165	
6	0476	VF 6 SBPL	0	0	0	0	32.00	LF	16.00	16.00	100	2001	2001	3	55	282	

LAND DESCRIPTION

TOTAL OB/XF 3,708

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	000100	C	SFR	0		R-2	0.00	0.00	22.00	FF		1.00	1.00	1.00	4,000.00	4,000.00	88,000							

REVIEW DATE 01/18/2022 BY DJX Total Acres: 0.00 Total Land Value: 88,000 Market: 0 Agricultural: 0 Common: 88,000 PRINTED 08/06/2024 BY SYS