LOT 4
IN OR 2179/1914
BARRINGTON PB 7/115

HADDOCK JERROLD FAMILY TRUST/HADDOCK JERROLD L TRU
762 BARRINGTON DR
FERNANDINA BEACH, FL 32034

2024

00-00-31-110B-0004-0000

BUILDING CHARACTERISTICS

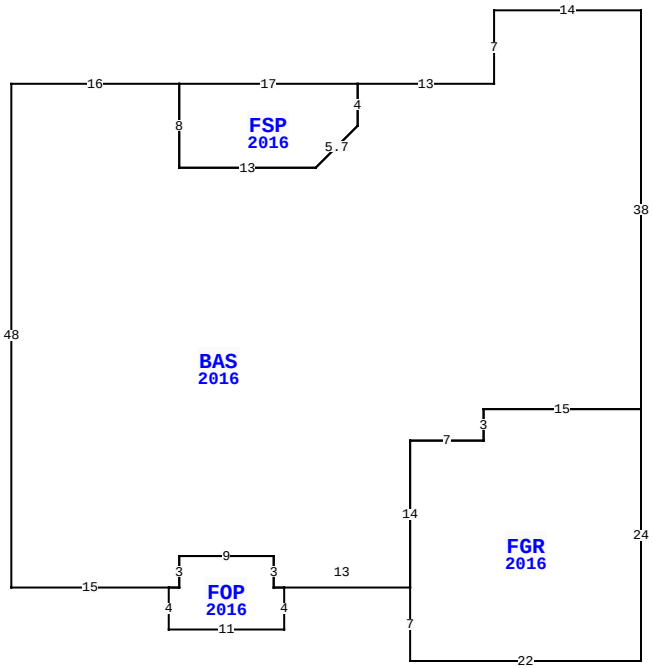
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1082.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,470	100	2,470	369,689
FGR	507	55	279	41,758
FOP	71	30	21	3,143
FSP	128	40	51	7,633
TOTALS	3,176		2,821	422,223

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,821	124.0800	155.10	437,537	2016	2016	0	0	0	3.50	96.50

1 SNGL FAM – 100% - 2020 Heated Area: 2470 HX Base Yr 2020



762 BARRINGTON DR, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		422,223
TOTAL MARKET OB/XF VALUE		36,275
TOTAL LAND VALUE - MARKET		215,000
TOTAL MARKET VALUE		673,498
SOH/AGL Deduction		307,129
ASSESSED VALUE		366,369
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		316,369
TOTAL JUST VALUE		673,498
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		655,288

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20151600	CO ISSUED	0	10/25/2016
20151600	NEW CONSTR	305,622	07/09/2015

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2179/1914	2/07/2018	QC	U	I	11	100
GRANTOR: HADDOCK JERROLD L & R						
GRANTEE: HADDOCK JERROLD FAM						
2080/1535	10/26/2016	WD	Q	I	01	359,000
GRANTOR: ESB INVESTMENTS LLC						
GRANTEE: HADDOCK JERROLD L &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2016] W14 S7 W13 FSP=[YR=2016] W17 S8 E13 U4 R4 N4$ S4 D4 L4 W13 N8 W16 S48 E15 FOP=[YR=2016] S4 E11 N4 W1 N3 W9 S3 W1$ E1 N3 E9 S3E13 FGR=[YR=2016] S7 E22 N24 W15 S3 W7 S14$ N14 E7 N3 E15 N38$.

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	0811	CONCRETE B	0	100	0	0	908.00	SF	5.20	5.20	100	2016	2016	3	96	4,533	
2	0810	CONCRETE A	0	100	0	0	184.00	SF	6.50	6.50	100	2016	2016	3	96	1,148	
3	0861	POOL GUNIT	0	100	0	0	270.00	SF	85.00	85.00	100	2021	2021	3	95	21,803	
4	0855	CONC PAVER	0	100	0	0	888.00	SF	10.00	10.00	100	2021	2021	3	99	8,791	

LAND DESCRIPTION

TOTAL OB/XF 36,275

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	100		R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	215,000.00	215,000.00	215,000							

REVIEW DATE 01/14/2021 BY TWA Total Acres: 0.00 Total Land Value: 215,000 Market: 0 Agricultural: 0 Common: 215,000 PRINTED 08/06/2024 BY SYS