BLK 1 LOT 5 & PT ABND R/W IN
OR 2256/137
EGANS MEADOWS #1 S/D PBK 3/45

NORTHEY BOBBIE G L/E/
33 N 14TH PL
FERNANDINA BEACH, FL 32034

2024

00-00-31-1240-0001-0050

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

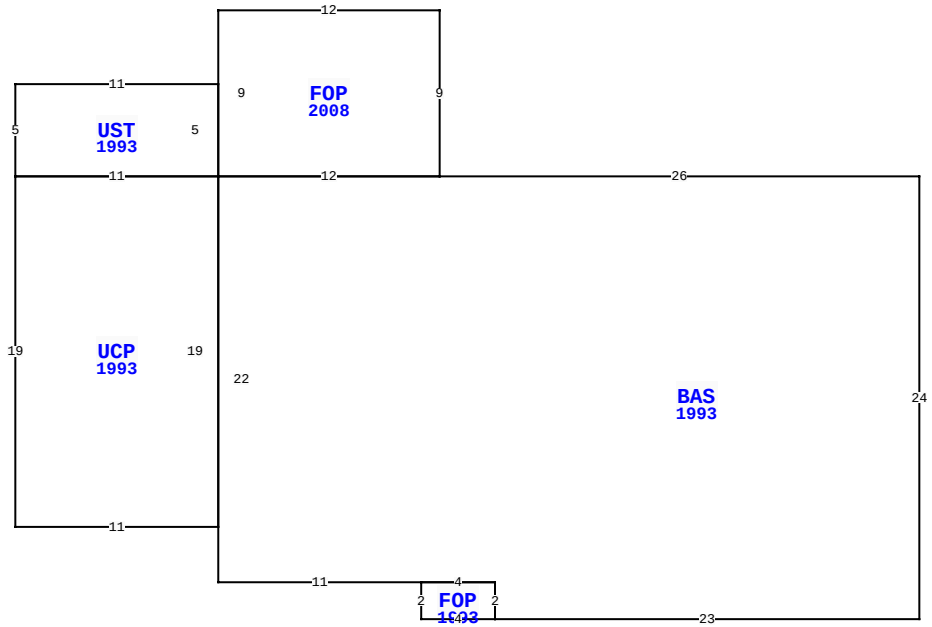
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1007.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	882	100	882	80,142
FOP	8	30	2	182
FOP	108	30	32	2,908
UCP	209	20	42	3,816
UST	55	45	25	2,271
TOTALS	1,262		983	89,319

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	983	116.6400	110.81	108,926	1956	1980	0	0	0	18.00	82.00

1 SINGLE FAM – 100% - 1974 Heated Area: 882 HX Base Yr 1974



33 N 14TH PL, FERNANDINA BEACH

BLD DATE	07/21/2014	KK	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		89,319
TOTAL MARKET OB/XF VALUE		1,552
TOTAL LAND VALUE - MARKET		175,000
TOTAL MARKET VALUE		265,871
SOH/AGL Deduction		220,302
ASSESSED VALUE		45,569
TOTAL EXEMPTION VALUE	HX HB SX	45,569
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		265,871
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		261,735

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20100419	REMODEL	3,138	03/10/2010
20080185	REPAIR/RRF	5,700	02/08/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2256/0137	2/18/2019	QC	U	I	11	100
GRANTOR: NORTHEY BOBBIE G						
GRANTEE: STIVERS BRENDA G						
0719/1846	12/12/1994	WD	U	I	06	17,800
GRANTOR: NORTHEY THOMAS J JR &						
GRANTEE: NORTHEY BOBBIE G						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W26 FOP=[YR=2008] N9 W12 S9 E12$ W12
UST=[YR=1993] N5 W11 S5 E11 $ UCP=[YR=1993] W11 S19 E11N19$
S22 E11 FOP=[YR=1993] S2 E4 N2W4$ E4S2 E23 N24$.

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	100	0	0	438.00	SF	6.50	6.50	100	1988	1988	3	54.5	1,552	

LAND DESCRIPTION

TOTAL OB/XF 1,552

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	0006	R-1	75.00	150.00	1.00	LT		1.00	1.00	1.00	175,000.00	175,000.00	175,000							

REVIEW DATE 09/11/2019 BY DJA Total Acres: 0.00 Total Land Value: 175,000 Market: 0 Agricultural: 0 Common: 175,000 PRINTED 08/06/2024 BY SYS