

LOT 11 & N1/2 OF 10
FERREIRA REPLAT OF FDNA BEACH
#2 PB 3/54

SALVATORE KENNETH DECL OF TRST/SALVATORE KENNETH F
36 W 270 CRANE ROAD
ST CHARLES, IL 60175

2024

00-00-31-126B-0011-0000

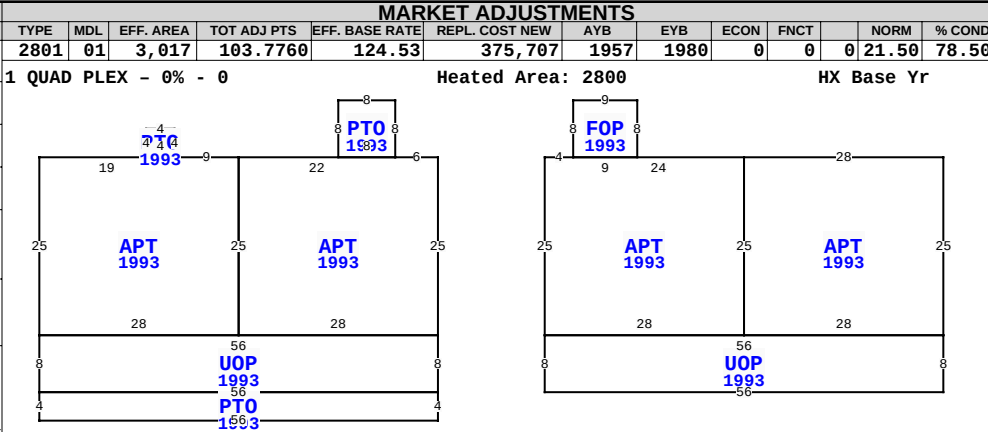


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 50
Exterior Wall	23	REINF CONC 50
Roof Structure	01	FLAT 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms	5	100
Bathrooms	4	100
Frame	04	REIN CONC 100
Stories	2.	2. 100
Units	0	100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0800	MULTI-FAMILY
MAP NUM		MKT AREA
		01
NEIGHBORHOOD/LOC	1056.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	700	100	700	68,429
APT	700	100	700	68,429
APT	700	100	700	68,429
APT	700	100	700	68,429
FOP	72	30	22	2,151
PTO	16	5	1	98
PTO	64	5	3	294
PTO	224	5	11	1,075
UOP	448	20	90	8,798
UOP	448	20	90	8,798
TOTALS	4,072		3,017	294,930

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0940	SHEDS/PORT	0	0	12	21	252.00	SF	21.00
2	0351	CARPORT MT	0	0	10	12	120.00	SF	5.90
3	1241	WD DECK G	0	0	10	4	40.00	UT	11.50
4	0940	SHEDS/PORT	0	0	10	16	160.00	SF	30.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000300	C	MULTI-FAM	0	0006	R-2	75.00	100.00	75.00



TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2801	01	3,017	103.7760	124.53	375,707	1957	1980	0	0	21.50	78.50
1031 N FLETCHER AVE 1-3, FERNANDINA BEACH											
BLD DATE 03/24/2014 KK LGL DATE											
XF DATE LAND DATE											
INC DATE AG DATE											

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0940	SHEDS/PORT	0	0	12	21	252.00	SF	21.00
2	0351	CARPORT MT	0	0	10	12	120.00	SF	5.90
3	1241	WD DECK G	0	0	10	4	40.00	UT	11.50
4	0940	SHEDS/PORT	0	0	10	16	160.00	SF	30.00

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0940	SHEDS/PORT	0	0	12	21	252.00	SF	21.00
2	0351	CARPORT MT	0	0	10	12	120.00	SF	5.90
3	1241	WD DECK G	0	0	10	4	40.00	UT	11.50
4	0940	SHEDS/PORT	0	0	10	16	160.00	SF	30.00

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
PAGE 1 of 1									
2									
STANDARD									
VALUATION BY									
Tax Group: 2									
Tax Dist:									
BUILDING MARKET VALUE									
294,930									
TOTAL MARKET OB/XF VALUE									
2,900									
TOTAL LAND VALUE - MARKET									
405,000									
TOTAL MARKET VALUE									
702,830									
SOH/AGL Deduction									
251,698									
ASSESSED VALUE									
451,132									
TOTAL EXEMPTION VALUE									
0									
BASE TAXABLE VALUE									
451,132									
TOTAL JUST VALUE									
702,830									
NCON VALUE									
0									
INCOME VALUE									
PREVIOUS YEAR MKT VALUE									
684,266									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20060741	XFOB	3,700	04/12/2006
20041296	REPAIR/RRF	4,000	07/26/2004
20041357	CHNGE SRVC	1,000	07/26/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2397/1153	9/18/2020	WD	U	I	11	100
GRANTOR: SALVATORE KENNETH F						
GRANTEE: SALVATORE KENNETH F						
2138/0417	8/02/2017	WD	Q	I	01	390,000
GRANTOR: PIHLBLAD JAMES E & MA						
GRANTEE: SALVATORE KENNETH F						

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

BUILDING DIMENSIONS									
APT=[YR=1993;ORIG=0,0] W6 W22 S25 E28 N25 \$									
APT=[YR=1993;ORIG=-28,0] W9 W19 S25 E28 N25 \$									
APT=[YR=1993;ORIG=15,0] E4 E24 S25 W28 N25 \$									
APT=[YR=1993;ORIG=43,0] E28 S25 W28 N25 \$									
UOP=[YR=1993;ORIG=-56,25] S8 E56 N8 W56 \$									
UOP=[YR=1993;ORIG=71,25] S8 W56 N8 E56 \$									
PTO=[YR=1993;ORIG=-56,33] S4 E56 N4 W56 \$									
FOP=[YR=1993;ORIG=19,0] N8 E9 S8 W9 \$									
PTO=[YR=1993;ORIG=-6,0] N8 W8 S8 E8 \$									
PTO=[YR=1993;ORIG=-37,0] N4 W4 S4 E4 \$									
PTR=[ORIG=0,0] E15 W15 \$									