LOT 172
IN OR 2021/1014
FOREST HILLS 4 PB 4/61

ERICKSEN TODD
1919 SUNRISE DR
FERNANDINA BEACH, FL 32034

2024

00-00-31-128D-0172-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 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		4 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04

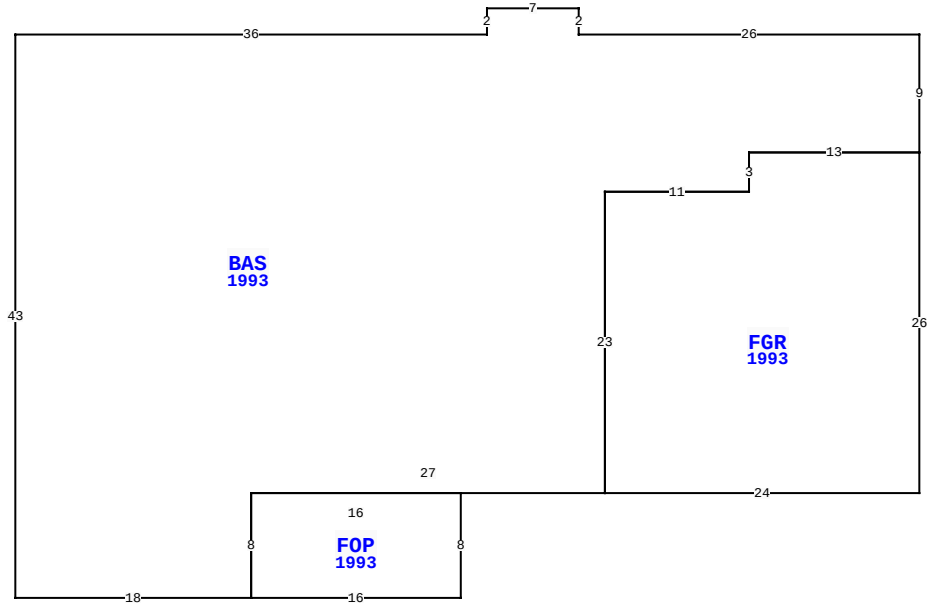
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1007.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,982	100	1,982	169,204
FGR	591	55	325	27,745
FOP	128	30	38	3,244
TOTALS	2,701		2,345	200,194

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,345	126.5670	120.24	281,963	1979	1985	0	0	0	29.00	71.00

1 SINGLE FAM – 100% - 2006 Heated Area: 1982 HX Base Yr 2006



1919 SUNRISE 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		200,194
TOTAL MARKET OB/XF VALUE		11,745
TOTAL LAND VALUE - MARKET		275,000
TOTAL MARKET VALUE		486,939
SOH/AGL Deduction		250,480
ASSESSED VALUE		236,459
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		186,459
TOTAL JUST VALUE		486,939
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		428,664

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19984065	XFOB	25,900	07/27/1998
B8935	REPAIR/RRF	2,000	03/16/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2021/1014	12/10/2015	QC	U	I	11	100
GRANTOR: ERICKSEN SHAYNA						
GRANTEE: ERICKSEN TODD						
1333/1438	7/15/2005	WD	Q	I		330,000
GRANTOR: MILLER WILLIAM SR & G						
GRANTEE: ERICKSEN TODD & SHA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W26 N2 W7 S2 W36S43 E18 FOP=[YR=1993] E16 N8 W16 S8 $ N8 E27 FGR=[YR=1993] E24 N26 W13 S3 W11 S23$ N23 E11 N3 E13 N9 $.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1979	1979	3	44	1,540	
2	0810	CONCRETE A	0	100	0	0	1,446.00	SF	6.50	6.50	100	1979	1979	3	30	2,820	
3	0940	SHEDS/PORT	0	100	9	12	108.00	SF	30.00	30.00	100	1984	1984	3	20	648	
4	0810	CONCRETE A	0	100	4	12	48.00	SF	6.50	6.50	100	1984	1984	3	44	137	
5	0810	CONCRETE A	0	100	16	13	208.00	SF	6.50	6.50	100	1979	1979	3	30	406	
6	0528	GLASS ROOM	0	100	0	0	267.00	SF	76.50	76.50	100	2000	2000	3	20	4,085	
7	0835	QUARY TILE	0	100	0	0	267.00	SF	10.00	10.00	100	2000	2000	3	79	2,109	

LAND DESCRIPTION

TOTAL OB/XF 11,745

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	105.00	150.00	1.00	LT		1.00	1.00	1.00	275,000.00	275,000.00	275,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 275,000 Market: 0 Agricultural: 0 Common: 275,000 PRINTED 08/06/2024 BY SYS