

LAKE LIVING TRUST/LAKE PHYLLIS P TRUSTEE
2229 QUAIL DRIVE
BESSEMER, AL 35022

00-00-31-134A-0116-0000

[illegible]

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BESSEMER, AL 35022

00-00-31-134A-0116-0000

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 10003GABLE/HIP 10003COMP SHNGL 10005DRYWALL 10008SHT VINYL 5014CARPET 5003CENTRAL 10004AIR DUCTED 100Bedrooms2 100Bathrooms1.5 100Frame02WOOD FRAME 100Stories Units3. 3. 1000 100Occupancy00NONE 100Quality04Quality Level 04DOR CODE0800MULTI-FAMILYMAP NUMMKT AREA01NEIGHBORHOOD/LOC1050.00AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ ASUBAREAMARKET VALUEBAS59810059854,928DCK13310131,194FCP4562511410,471FUS59810059854,928UOP13320272,480TOTALES1,918E1,350L124,001EXTRA FEATURES339 OCEAN AVEA&B, FERNANDINA BEACHBLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE05/22/2024MLUL NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSTUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTESREVIEW DATE06/06/2024BYKBATotal Acres: 0.00Total Land Value: 800,000Market: 0Agricultural: 0Common: 800,000PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

TYPEDMDLEFF. AREATOT ADJ PTSEFF. BASE RATE REPL. COST NEWAYBEYBECONFNCTNORM% COND0320011,350116.8440111.00149,850198119830017.2582.75Heated Area: 1196HX Base Yr

NASSAU COUNTY PROPERTY

PAGE 2 of 22VALUATION SUMMARYVALUATION BYSTANDARDTax Group: 2Tax Dist:BUILT MARKET VALUE248,002TOTAL MARKET OBJ/FX VALUE990TOTAL LAND VALUE - MARKET800,000TOTAL MARKET VALUE1,048,992SOH/AGL Deduction186,203ASSESSED VALUE862,789TOTAL EXEMPTION VALUEBASE TAXABLE VALUE862,789TOTAL JUST VALUE1,048,992NCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE949,808SALES DATAOFF RECORD NumberDATETYPEINSTQUVIRSN CD SALE PRICE1454/043110/24/2006WDUI01100GRANTOR: LAKE HAROLD E & PHYLLGRANTEE: LAKE HAROLD E & PHY0527/09559/29/1987WDQI145,000GRANTOR: BOATRRIGHT J C &GRANTEE: LAKE HAROLD E &BUILDING NOTESBUILDING DIMENSIONSBAS=[YR=1993] W12 N4 W7 S34 UOP=[YR=1993] S7 E19 N7 W19 \$ E19 N30 \$ PTR= E15 FUS=[YR=1993] E7 S4 E12 S30 DCK=[YR=1993] S7 W19 N7 E19 \$ W19 N34 \$ W15 \$ PTR= N15 FCP=[YR=1993] N24 W19 S24 E19 \$ S15 \$.LAND DESCRIPTIONTOTAL OB/XFTOTAL OB/XF0LAND DESCRIPTIONUSE CLSLAND USE CAPRLLOC FRONTDEPTHTOT LND UTSTYPEDTDPHFAC% TOTADJPRIADJ UNTLANDOTHER ANDNOTESYEARDENSITYDECLFRZYRCNSRV