

BOEHM MARK
426 A TARPON AVE
FERNANDIAN BCH, FL 32034

00-00-31-134B-0235-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall16WD FR STUC 50

Exterior Wall23REINF CONC 50

RooF Structur03GABLE/HIP 100

Roof Cover11SLATE 100

Interior Wall05DRYWALL 100

Interior Floo12HARDWOOD 60

Interior Floo11CLAY TILE 40

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms4 100

Bathrooms3 100

Frame Stories Units02WOOD FRAME 100
2. 100
0 100

Occupancy00NONE 100

Quality06Quality Level 06

DOR CODE0800MULTI-FAMILY

MAP NUMMKT AREA01

NEIGHBORHOOD/LOC1041.00

TOTALS4,0003,571519,169

APTHXBHXGHXSFB

9662,000760130144

100100555580

100100555580

9662,00041872115

140,442290,77060,77110,46816,719

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONECNCTNORM% COND

2700013,571132.1695165.21589,965199519990012.0088.00

1 DUPLEX - 69.73% - 2014Heated Area: 3081HX Base Yr 2014

APT2004

SFB2004

HXB1995

HXG1995

HXB1995

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE519,169

TOTAL MARKET OB/XF VALUE15,382

TOTAL LAND VALUE - MARKET265,000

TOTAL MARKET VALUE799,551

SOH/AGL Deduction390,306

ASSESSED VALUE409,245

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE359,245

TOTAL JUST VALUE799,551

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE763,890

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMERSNCD SALE PRICE

1866/17117/01/2013WDQI02350,000

GRANTOR: EMSWILER MARLIN C & N

GRANTEE: BOEHM MARK

0960/060212/01/2000WDUI01100

GRANTOR: EMSWILER MARLIN C

GRANTEE: EMSWILER MARLIN C &

BUILDING NOTES

BUILDING DIMENSIONS

HXU=[YR=1995] W5 SFB=[YR=2004] W8 APT=[YR=2004] W27 S50 E15
HXG=[YR=1995] E25 N24 W5 N8 W20 S32\$ N32 E12 N18\$ S18 E8 N18\$
S26 E5 N26\$ PTR= E15 HXB=[YR=1995] E40 S50 W40 N50 \$ W15 \$.

EXTRA FEATURES

LNOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10810CONCRETE A010040401,600.00SF6.506.50100199519953707,280

20810CONCRETE A010000430.00SF6.506.50100199519953701,957

31241WD DECK G010000476.00UT17.2517.25100199519953231,889

41241WD DECK G0100830240.00UT17.2517.2510019951995323952

51242WD DECK A01006318.00SF10.0010.001001995199532036

60810CONCRETE A01009327.00SF6.506.5010019951995370123

70820WOOD WALK010091090.00SF11.7511.7510020042004340423

80825BRICK010010550.00SF8.758.7510020042004396420

90825BRICK010011444.00SF8.758.7510020042004396370

100825BRICK010000137.00SF8.758.75100200420043961,151

TOTAL OB/XF14,601

LAND DESCRIPTION

LNUSE CODECLS LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPEDTPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000800CMULTI-FAM1000006R-250.00100.0050.00FF1.001.001.005,300.005,300.00265,000

REVIEW DATE06/06/2024BYKBA

Total Acres: 0.00Total Land Value: 265,000Market: 0Agricultural: 0Common: 265,000PRINTED 08/06/2024 BY SYS

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