

LOT 263
IN OR 1194/137
GA FDNA BEACH 2 UNR

MARTIN SCOTT ANTHONY
335 JACK DR
COCOA BEACH, FL 32931-3841

2024

00-00-31-134B-0263-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 50
Exterior Wall	23	REINF CONC 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	5	100
Bathrooms	4	100
Frame	03	MASONRY 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0800	MULTI-FAMILY

MAP NUM		MKT AREA	01
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NEIGHBORHOOD/LOC	1041.0100
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	840	100	840	102,452
HXB	2,128	100	2,128	259,544
HXG	1,360	55	748	91,231

TOTALS	4,328		3,716	453,226
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0	0	0	2,125.00	SF	6.50	6.50	100	1997
2	1241	WD DECK G	0	0	4	80.00	UT	11.50	11.50	100	1997
3	0810	CONCRETE A	0	0	4	24.00	SF	6.50	6.50	100	1997
4	1241	WD DECK G	0	0	7	140.00	UT	20.13	20.13	100	2004

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000800	C	MULTI-FAM	0	0006	R-2	50.00	100.00	50.00	FF	1.00

REVIEW DATE	06/06/2024	BY	KBA
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MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2700	01	3,716	111.5100	139.39	517,973	1997	1998	0	0	12.50	87.50
1 DUPLEX - 0% - 0											
Heated Area: 2968											
HX Base Yr											
30 10 28 28 30 55 27 40 APT 1997 HXG 1997 40 40 52 52 12 3 16 3 12 HXB 1997											

734 TARPON AVE	U&D, FERNANDINA BEACH	BLD DATE		LGL DATE		03/20/2024	MLU
		XF DATE		LAND DATE			
		INC DATE		AG DATE			

L N	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	0	0	2,125.00	SF	6.50	6.50	100	1997	1997	3	73	10,083	
2	1241	WD DECK G	0	0	4	80.00	UT	11.50	11.50	100	1997	1997	3	25	230	
3	0810	CONCRETE A	0	0	4	24.00	SF	6.50	6.50	100	1997	1997	3	73	114	
4	1241	WD DECK G	0	0	7	140.00	UT	20.13	20.13	100	2004	2004	3	36	1,014	

TOTAL OB/XF											
11,441											

Total Acres: 0.00	Total Land Value: 265,000	Market: 0	Agricultural: 0	Common: 265,000
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		453,226	
TOTAL MARKET OB/XF VALUE		11,441	
TOTAL LAND VALUE - MARKET		265,000	
TOTAL MARKET VALUE		729,667	
SOH/AGL Deduction		130,515	
ASSESSED VALUE		599,152	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		599,152	
TOTAL JUST VALUE		729,667	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		696,698	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20021255	H/AC	1,000	07/22/2002
10478-B	NEW CONSTR	155,521	05/12/1997

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1194/0137	12/08/2003	QC	U	I	01	100	
GRANTOR: MARTIN SCOTT A & ROBE							
GRANTEE: MARTIN SCOTT ANTHON							
0543/1126	5/24/1988	WD	Q	V		18,000	
GRANTOR: CATRON JAMES & C B							
GRANTEE: MARTIN SCOTT ET AL							

BUILDING NOTES											
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BUILDING DIMENSIONS											
HXG=[YR=1997] W10 APT=[YR=1997] W30 S28 E30 N28 \$ S28 W30 S27 E40 N55 \$ PTR= E15 HXB=[YR=1997] E40 S52 W12 S3 W16 N3 W12 N52 \$ W15 \$.											