LOT 9 IN OR 1039/1875
ISLE OF PALMS OF AMELIA
PB 6/189

WALKER REBECCA
PO BOX 16464
FERNANDINA BEACH, FL 32035-3125

2024

00-00-31-142I-0009-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

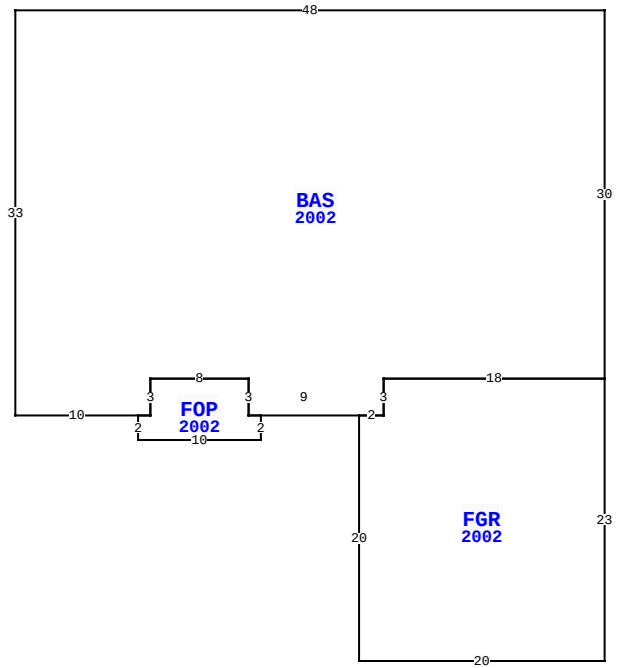
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1105.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,506	100	1,506	195,279
FGR	454	55	250	32,417
FOP	44	30	13	1,685
TOTALS	2,004		1,769	229,382

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,769	115.9000	144.88	256,293	2002	2002	0	0	0	10.50	89.50

1 SNGL FAM – 100% - 2003 Heated Area: 1506 HX Base Yr 2003



1027 ISLE OF PALMS LN, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/19/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		229,382
TOTAL MARKET OB/XF VALUE		5,437
TOTAL LAND VALUE - MARKET		125,000
TOTAL MARKET VALUE		359,819
SOH/AGL Deduction		166,804
ASSESSED VALUE		193,015
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		143,015
TOTAL JUST VALUE		359,819
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		324,623

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20012466	NEW CONSTR	80,000	11/13/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1039/1875	2/26/2002	WD	Q	I		142,000
GRANTOR: HANNAH JAMES R INC						
GRANTEE: WALKER REBECCA						
1014/1726	10/22/2001	WD	U	V	19	28,000
GRANTOR: AMELIA ISLAND LAND DE						
GRANTEE: JAMES R HANNAH INC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W48 S33 E10 FOP=[YR=2002] S2 E10 N2 W1 N3 W8 S3 W1 $ E1 N3 E8 S3 E9 FGR=[YR=2002] S20 E20 N23 W18 S3 W2 $ E2 N3 E18 N30 $.

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	0810	CONCRETE A	0	100	32	3	96.00	SF	6.50	6.50	100	2002	2002	3	82	512	
2	0810	CONCRETE A	0	100	45	16	720.00	SF	6.50	6.50	100	2002	2002	3	82	3,838	
3	0810	CONCRETE A	0	100	12	17	204.00	SF	6.50	6.50	100	2002	2002	3	82	1,087	

LAND DESCRIPTION

TOTAL OB/XF 5,437

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	0003	R-3	0.00	0.00	1.00	LT		1.00	1.00	1.00	125,000.00	125,000.00	125,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 125,000 Market: 0 Agricultural: 0 Common: 125,000 PRINTED 08/06/2024 BY SYS