

BLOCK 5 LOT 16
OR 569/831 & OR 1367/334
LAKEWOOD #3 PB 5/193-194

COX DONNA
1521 INVERNESS RD
FERNANDINA BEACH, FL 32034

2024

00-00-31-143A-0005-0160



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	12	CEDAR 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
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	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
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NEIGHBORHOOD/LOC	1046.00
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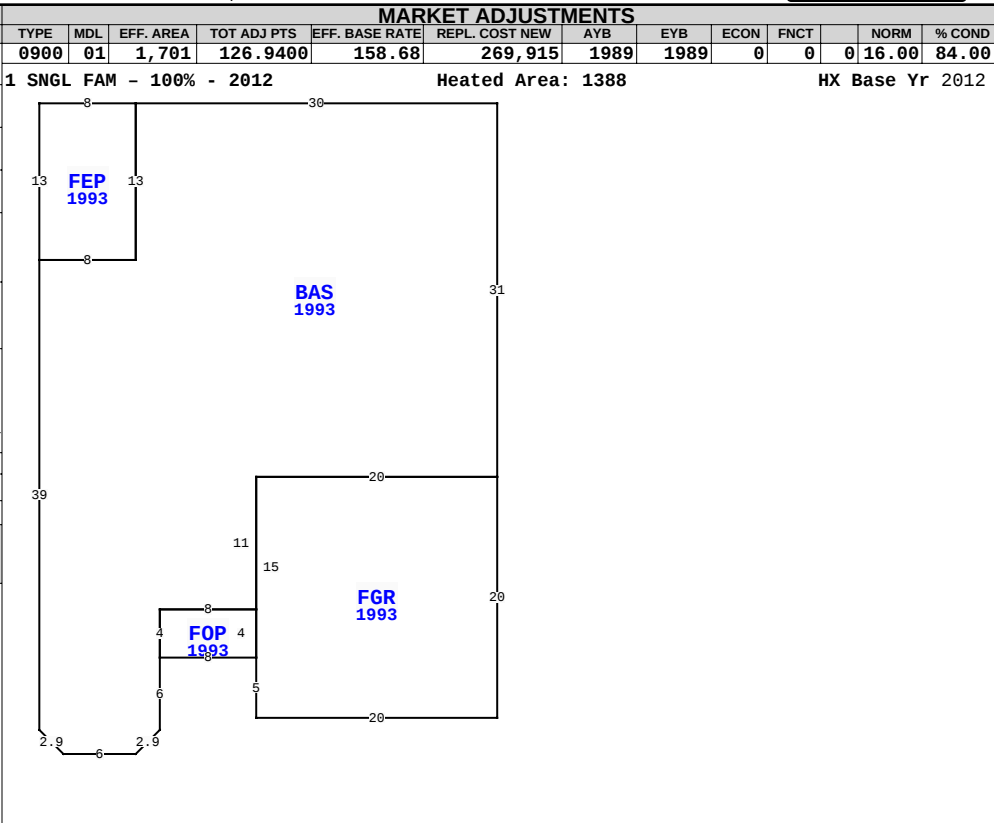
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,388	100	1,388	185,008
FEP	104	80	83	11,063
FGR	400	55	220	29,324
FOP	32	30	10	1,333

TOTALS	1,924		1,701	226,729
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0811	CONCRETE B	0	100	42	16	672.00	SF	5.20
3	0861	POOL GUNIT	0	100	14	10	140.00	SF	85.00
4	0810	CONCRETE A	0	100	16	3	48.00	SF	6.50
5	0845	KOOL DECK	0	100	0	0	478.00	SF	7.25
6	0845	KOOL DECK	0	100	0	0	136.00	SF	7.25
7	0810	CONCRETE A	0	100	0	0	482.00	SF	6.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		R-1	0.00	0.00	1.00

REVIEW DATE	05/06/2019	BY	DJA
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1521 INVERNESS RD, FERNANDINA BEACH	BLD DATE	LGL DATE	03/14/2024	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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1989	1989	3	66	2,310	
2	0811	CONCRETE B	0	100	42	16	672.00	SF	5.20	5.20	100	1989	1989	3	57	1,992	
3	0861	POOL GUNIT	0	100	14	10	140.00	SF	85.00	85.00	100	1994	1994	3	20	2,380	
4	0810	CONCRETE A	0	100	16	3	48.00	SF	6.50	6.50	100	1989	1989	3	57	178	
5	0845	KOOL DECK	0	100	0	0	478.00	SF	7.25	7.25	100	1994	1994	3	68	2,357	
6	0845	KOOL DECK	0	100	0	0	136.00	SF	7.25	7.25	100	1994	1994	3	68	670	
7	0810	CONCRETE A	0	100	0	0	482.00	SF	6.50	6.50	100	2000	2000	3	79	2,475	

TOTAL OB/XF													12,362	
LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VAL			
R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	175,000.00	175,000.00	1			

Total Acres: 0.00	Total Land Value: 175,000	Market: 0	Agricultural: 0	Common: 175,000
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			226,729
TOTAL MARKET OB/XF VALUE			12,362
TOTAL LAND VALUE - MARKET			175,000
TOTAL MARKET VALUE			414,091
SOH/AGL Deduction			234,020
ASSESSED VALUE			180,071
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE			130,071
TOTAL JUST VALUE			414,091
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			358,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20060249	REPAIR/RRF	9,800	01/31/2006
8180	SWIM POOL	4,600	03/03/1994
5222	NEW CONSTR	62,475	02/16/1989

SALES DATA									
OFF RECORD Number		DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE		
0569/0831		5/09/1989	WD	Q	I		79,800		
GRANTOR: ATLANTIC BUILDERS									
GRANTEE: COX MARK E									
0565/0880		3/20/1989	WD	U	I	01	100		
GRANTOR: FLA LIFESTYLE HOMES									
GRANTEE: ATLANTIC BUILDERS									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W30 FEP=[YR=1993] W8 S13 E8 N13\$ S13 W8 S39 D2 R2 E6 R2 U2 N6 FOP=[YR=1993] E8 FGR=[YR=1993] S5 E20 N20 W20 S15\$ N4 W8 S4\$ N4 E8 N11 E20 N31\$.									