

PYE JAMES R
2002 INVERNESS RD
FERNANDINA BEACH, FL 32034

00-00-31-143A-0007-0010

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1											
ELEMENT		CD		05 AVERAGE 100		03 GABLE/HIP 100		1 SINGLE FAM - 100% - 2014		Heated Area: 1330		HX Base Yr 2014		VALUATION BY		STANDARD															
Exterior Wall		03		05		03		1		1330		2014		Tax Group: 2		Tax Dist:															
Roof Structur		03		05		03		1		1330		2014		BUILDING MARKET VALUE		175,077															
Roof Cover		03		05		03		1		1330		2014		TOTAL MARKET OB/XF VALUE		4,277															
Interior Wall		03		05		03		1		1330		2014		TOTAL LAND VALUE - MARKET		175,000															
Interior Floo		14		05		03		1		1330		2014		TOTAL MARKET VALUE		354,354															
Interior Floo		11		05		03		1		1330		2014		SOH/AGL Deduction		163,884															
Air Condition		03		05		03		1		1330		2014		ASSESSED VALUE		190,470															
Heating Type		04		05		03		1		1330		2014		TOTAL EXEMPTION VALUE		HX HB 50,000															
Bedrooms		3		100		02		1		1330		2014		BASE TAXABLE VALUE		140,470															
Bathrooms		2		100		02		1		1330		2014		TOTAL JUST VALUE		354,354															
Frame		02		100		02		1		1330		2014		NCON VALUE		0															
Stories		1		100		02		1		1330		2014		INCOME VALUE																	
Units		0		100		02		1		1330		2014		PREVIOUS YEAR MKT VALUE		301,709															
BUD8 Adjustme		02		100		02		1		1330		2014																			
Occupancy		00		100		02		1		1330		2014																			
Quality		06		100		02		1		1330		2014																			
DOR CODE		0100		100		02		1		1330		2014																			
MAP NUM		01		100		02		1		1330		2014																			
NEIGHBORHOOD/LOC		1046.00		100		02		1		1330		2014																			
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																							
BAS		1,330		100		1,330		148,503																							
FGR		410		55		226		25,234																							
FOP		25		30		8		893																							
PTO		80		5		4		446																							
TOTALS		1,845		1,568		175,077																									
EXTRA FEATURES		2002 INVERNESS RD, FERNANDINA BEACH																													
BLD DATE		03/14/2008		DJ		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		1987		1987		3		62		2,170			
2		0810		CONCRETE A		0 100		20 3		60.00		SF		6.50		6.50		100		1987		1987		3		52		203			
3		0811		CONCRETE B		0 100		44 16		704.00		SF		5.20		5.20		100		1987		1987		3		52		1,904			