

TOWNSEND MARK A & VIRGINIA L
1618 PENBROOK DR
FERNANDINA BEACH, FL 32034

00-00-31-143A-0008-0150

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 10003GABLE/HIP 10003COMP SHNGL 10005DRYWALL 10014CARPET 10003CENTRAL 10004AIR DUCTED 1003 1002 100WOOD FRAME 1001. 1. 1000 100DIST FB 10000NONE 100Quality05Quality Level 05DOR CODE0100SINGLE FAMILYMAP NUMMKT AREA01NEIGHBORHOOD/LOC1046.00BAS17971001797221,389FGR4405524229,814FOP8530263,203PTO1651123PTO8054492TOTALS2,4182,070255,023EXTRA FEATURES1618 PENBROOK DR, FERNANDINA BEACHL NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES10500FP-PRE FAB01000 01.00UT3,500.003,500.00100198719873622,17020811CONCRETE B010040 17680.00SF5.205.20100198719873521,83930811CONCRETE B010012 336.00SF5.205.20100198719873529740940SHEDS/PORT010016 10160.00SF18.3018.3010020002000320586LAND DESCRIPTIONTOTAL OB/XF4,692L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICELAND VALUEADJ UNIT PRICEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV1000133CSFR LAKE100R-10.000.001.00LT1.001.001.00175,000.00175,000.00175,000REVIEW DATE05/11/2020BYDJATotal Acres: 0.00Total Land Value: 175,000Market: 0Agricultural: 0Common: 175,000PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

TYPEDMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTECONFNCTNORM% COND0900012,070114.2680142.84295,679198719950013.7586.251 SNGL FAM - 100% - 2002Heated Area: 1797HX Base Yr 2002BAS1993FGR1993FOP1993

NASSAU COUNTY PROPERTY

PAGE 1 of 12VALUATION SUMMARYVALUATION BYSTANDARDTax Group: 2Tax Dist:BUILDING MARKET VALUE255,023TOTAL MARKET OB/XF VALUE4,692TOTAL LAND VALUE - MARKET175,000TOTAL MARKET VALUE434,715SOH/AGL Deduction252,502ASSESSED VALUE182,213TOTAL EXEMPTION VALUEHX HB50,000BASE TAXABLE VALUE132,213TOTAL JUST VALUE434,715NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE378,517SALES DATAOFF RECORD NumberDATETYPE INSTQU / I V / I RSN CD SALE PRICE0928/14764/17/2000WD QI112,500GRANTOR: VAN HASSETT JOSEPH ANGRANTEE: TOWNSEND MARK ANDRE0699/03162/25/1994WD QI85,000GRANTOR: CAIN JACK LEE & MARYGRANTEE: VAN HASSETT JOSEPHBUILDING NOTESBUILDING DIMENSIONSBAS=[YR=1993] W20 PTO=[YR=1993] N8 W10 S8 E10 \$ W23PTO=[YR=1993] N4W4S4E4\$ W7 S13 D2 L2 S4 D2 R2 S25 E17FOP=[YR=1993] E13 FGR=[YR=1993] E20 N22 W20 S22 \$ N8 W10 S5D3 L3 \$ U3 R3 N5 E10 N14 E20 U3 R3 U3 L3 N18 \$.