

BLOCK 8 LOT 23
IN OR 2538/44
LAKEWOOD #3 PB5/193-194

DICKERSON KEVIN DORSEY & MEAGAN RUTH
1518 PENBROOK DR
FERNANDINA BEACH, FL 32034

2024

00-00-31-143A-0008-0230



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 90
Exterior Wall	12	CEDAR 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

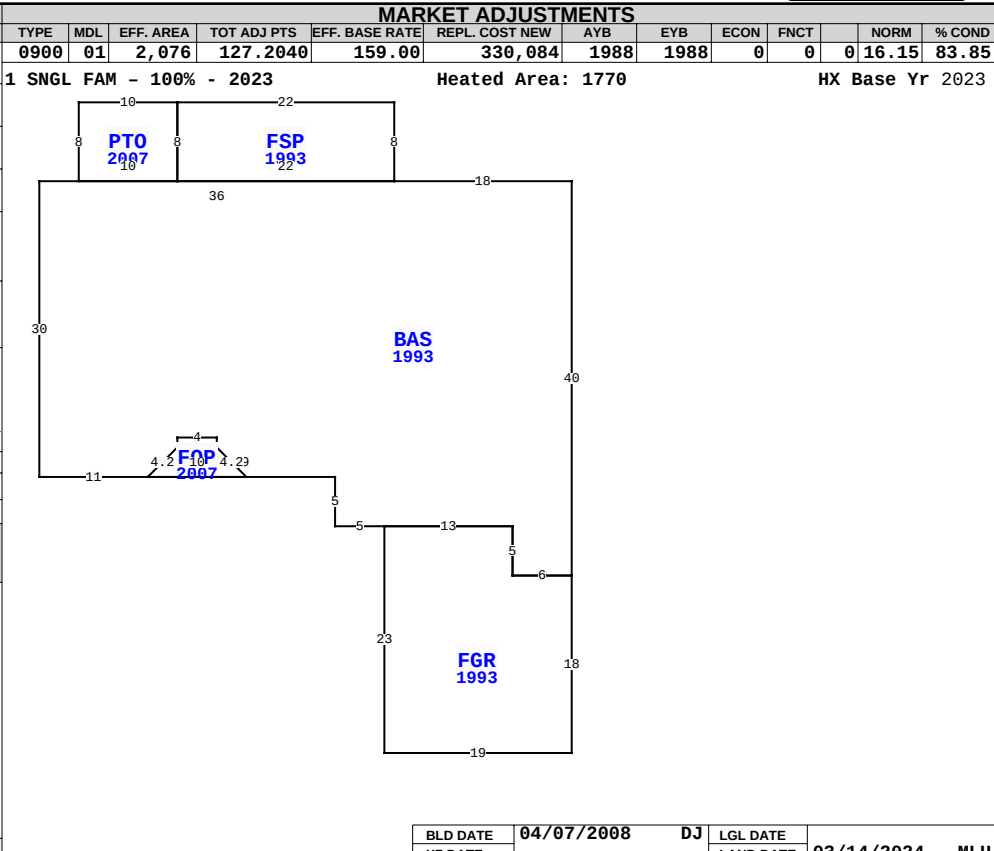
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1046.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,770	100	1,770	235,979
FGR	407	55	224	29,864
FOP	25	30	8	1,067
FSP	176	40	70	9,333
PTO	80	5	4	533
TOTALS	2,458		2,076	276,775

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0810	CONCRETE A	0	100	46	3	132.00	SF	6.50	6.50	468
2	0811	CONCRETE B	0	100	0	0	691.00	SF	5.20	5.20	1,958
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	2,240
4	0811	CONCRETE B	0	100	0	0	541.00	SF	5.20	5.20	1,857

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



1518 PENBROOK DR, FERNANDINA BEACH				XF DATE						LAND DATE		03/14/2024		MLU	
				INC DATE						AG DATE					
UNITS		UT	Adj R		ADJ UNIT PRICE		ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE		NOTES	
132.00		SF	6.50		6.50		100	1988	1988	3	54.5	468			
691.00		SF	5.20		5.20		100	1988	1988	3	54.5	1,958			
1.00		UT	3,500.00		3,500.00		100	1988	1988	3	64	2,240			
541.00		SF	5.20		5.20		100	1993	1993	3	66	1,857			

TOTAL OB/XF											
6,523											

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											2
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 2						Tax Dist:					
BUILDING MARKET VALUE						276,775					
TOTAL MARKET OB/XF VALUE						6,523					
TOTAL LAND VALUE - MARKET						175,000					
TOTAL MARKET VALUE						458,298					
SOH/AGL Deduction						45,739					
ASSESSED VALUE						412,559					
TOTAL EXEMPTION VALUE						50,000					
BASE TAXABLE VALUE						362,559					
TOTAL JUST VALUE						458,298					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						400,543					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20101014	REP. SIDING	2,000	06/17/2010
20052675	REPAIR/RRF	7,000	09/20/2005
4738	NEW CONSTR	45,000	03/10/1988

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2538/0044	2/10/2022	WD	Q	I	01	435,000			
GRANTOR:FINNILA AMY S									
GRANTEE:DICKERSON KEVIN DOR									
1783/1681	2/24/2012	QC	U	I	11	100			
GRANTOR:GIBBS JAMES ROBERT									
GRANTEE:GIBBS AMY SUE									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W18 FSP=[YR=1993] N8 W22 PTO=[YR=2007] W10 S8 E10 N8\$ S8 E22 \$ W36 S30 E11 FOP=[YR=2007] E10 U3 L3 N1 W4 S1 D3 L3 \$ E19 S5 E5 FGR=[YR=1993] S23 E19 N18 W6 N5 W13\$ E13 S5 E6 N40\$.											