

BEAN BRADLEY M
211 HERBERT DOUGLAS DR
FERNANDINA BEACH, FL 32034

00-00-31-143A-0009-0080

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 10003GABLE/HIP 10003COMP SHNGL 10005DRYWALL 10014CARPET 8011CLAY TILE 2003CENTRAL 10004AIR DUCTED 100Bedrooms2 100Bathrooms2 100Frame02WOOD FRAME 100Stories Units1. 1. 1000 100Occupancy00NONE 100Quality05Quality Level 05DOR CODE0100SINGLE FAMILYMAP NUMMKT AREA01NEIGHBORHOOD/LOC1046.00BAS1,2501001,250163,361FGR4775526234,240FOP5230162,091FOP12830384,967FSP18240739,540TOTALS2,0891,639214,199EXTRA FEATURES1512 INVERNESS RD, FERNANDINA BEACHBLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE03/14/2024MLU

MARKET ADJUSTMENTS

TYPEDMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND0900011,639124.0932155.12254,242198919890015.7584.25Heated Area: 1250HX Base Yr

NASSAU COUNTY PROPERTY

PAGE 1 of 12VALUATION SUMMARYVALUATION BYSTANDARDTax Group: 2Tax Dist:BUILNDING MARKET VALUE214,199TOTAL MARKET OB/XF VALUE4,483TOTAL LAND VALUE - MARKET175,000TOTAL MARKET VALUE393,682SOH/AGL Deduction0ASSESSED VALUE393,682TOTAL EXEMPTION VALUE0BASE TAXABLE VALUE393,682TOTAL JUST VALUE393,682NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE338,735SALES DATAOFF RECORD NumberDATETYPEINSTQU / I / V / RSN CDPRICE2186/14993/28/2018WDQI01240,000GRANTOR: REAGIN EDNA GGRANTEE: BEAN BRADLEY M1177/112110/03/2003WDQI156,000GRANTOR: ADAMS JERRY L & REBECGRANTEE: REAGIN WARREN W & EBUILDING NOTESBUILDING DIMENSIONSBAS=[YR=1993] W13 FSP=[YR=1993] N9 W13 S2 FOP=[YR=2002] W20 S7 E10 U2 R2 E4 R2 D2 E2 N7\$ S11 D1 R1 E12 N5\$ S5 W12 L1 U1 N4 W2 U2 L2 W4 L2 D2 W10 S30 E14 FOP=[YR=1993] S4 E13 FGR=[YR=1993] S17 E19 N21 W6 N6 W13 S10\$ N4 W13\$ E13 N6 E13 S6 E6 N30\$.LAND DESCRIPTIONTOTAL OB/XF4,483LNUSE CODECLSRLAND USE DESCRIPTIONCAPRDLOZONEFRONTDEPTHTOT LND UTUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETOHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV1000100CSFR0R-10.000.001.00LT1.001.001.00175,000.00175,000.00175,000REVIEW DATE12/30/2019BYDJATotal Acres: 0.00Total Land Value: 175,000Market: 0Agriculural: 0Common: 175,000PRINTED 08/06/2024 BY SYS