

GRAHAM MICHAEL PATRICK
PO BOX 15382
FERNANDINA BEACH, FL 32035-3107

00-00-31-1440-0037-0000



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall20FACE BRICK 100

RooF Structur03GABLE/HIP 100

Roof Cover05COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 70

Interior Floo11CLAY TILE 30

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms

Bathrooms

Frame02WOOD FRAME 100

Stories UnitsOccupancy1.001. 100
0 100
NONE 100

TOTALS2,8102,442237,770

EXTRA FEATURES

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

10500FP-PRE FAB0100001.00UT3,500.003,500.00100199919993832,905

20810CONCRETE A01003015450.00SF6.506.50100199919993772,252

30810CONCRETE A0100002,284.00SF6.506.501001999199937711,431

40940SHEDS/PORT010010880.00SF30.0030.0010019991999320480

LAND DESCRIPTIONTOTAL OB/XF17,068

L N USE CODE CLS LAND USE DESCRIPTIONCAPR DLOC ZONEFRONTDEPTHTOTLND UTSUNITTYPED TDPTH FACT% CONDTOTADJUNITPRICEADJUNITPRICELANDVALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCNSRV

1000100CSFR100R-1135.00140.001.00LT1.001.001.00275,000.00275,000.00275,000

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 275,000 Market: 0 Agricultural: 0 Common: 275,000 PRINTED 08/06/2024 BY SYS

MKT CHART MARKET ADJUSTMENTS

MDLEFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0100012,442124.9843118.74289,963199919990018.0082.00

SINGLE FAM - 100% - 2005 Heated Area: 2052 HX Base Yr 2005

Floor Plan Diagram showing dimensions and area calculations.

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BY STANDARD

Tax Group: 2 Tax Dist:

BUILDING MARKET VALUE237,770

TOTAL MARKET OB/XF VALUE17,068

TOTAL LAND VALUE - MARKET275,000

TOTAL MARKET VALUE529,838

SOH/AGL Deduction277,896

ASSESSED VALUE251,942

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE201,942

TOTAL JUST VALUE529,838

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE520,400

SALES DATA

OFF RECORD NumberDATE TYPE INSTQU / V I / RSNCDSALE PRICE

1221/04924/12/2004WDQI01297,500

GRANTOR: LOWDENSLAGER VERNON J

GRANTEE: GRAHAM MICHAEL PATR

1136/14575/12/2003QCUI01100

GRANTOR: LOWDENSLAGER SHERRI

GRANTEE: LOWDENSLAGER VERNON

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] L2 U2 N4 W26 S16 W4 N2 W6 S2 W33 S38 E13 N5 FOP=[YR=1999] E18 N6 W18 S6 \$ N6 E18 S8 E13 N2 FGR=[YR=1999] E25 N26 W25 S26 \$ N26 E25 N10 R2 U2 N5 \$.