

SHARPE GARRETT W
3165 1ST AVE #19
FERNANDINA BEACH, FL 32034

00-00-31-1670-0019-0000

BUILDING CHARACTERISTICS

ELEMENTCD

05
Exterior Wall

AVERAGE 60

15
Exterior Wall

CONC BLOCK 40

03
Roof Structur

GABLE/HIP 100

03
Roof Cover

COMP SHNGL 100

05
Interior Wall

DRYWALL 100

11
Interior Floo

CLAY TILE 50

14
Interior Floo

CARPET 50

03
Air Condition

CENTRAL 100

04
Heating Type

AIR DUCTED 100

3 100
Bedrooms

2.5 100
Bathrooms

02
Frame Stories

WOOD FRAME 100

2. 100
Units

02
BUD8 Adjustme

DIST FB 100

00
Occupancy

NONE 100

04
Quality

Quality Level 04

0100
DOR CODE

SINGLE FAMILY

MAP NUM

MKT AREA

01

NEIGHBORHOOD/LOC

1069.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

600

100

600

71,246

DCK

120

10

12

1,425

FGR

360

55

198

23,511

FOP

36

30

11

1,306

FUS

762

100

762

90,483

STR

15

10

2

238

UOP

60

20

12

1,425

TOTALS

1,953

1,597

189,634

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

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

REVIEW DATE

05/12/2019

BY

KBA

Total Acres:

0.00

Total Land Value:

200,000

Market:

0

Agricultural:

0

Common:

200,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% CONDD

0320111,597153.0857145.43232,252198319830018.3581.65

1 TOWNHOUSE - 100% - 2022Heated Area: 1362HX Base Yr 2022

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUE

SOH/AGL DeductionASSESED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYINST V I RSN CD SALE PRICE

2461/17655/13/2021WD Q I02290,000

GRANTOR: THOMAS PETER S JR & MGRANTEE: SHARPE GARRETT W0767/04098/01/1996WD Q I60,000GRANTOR: DENTON WINSTON LGRANTEE: THOMAS PETER S JR &

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W10 DCK=[YR=2012] N10 STR=[YR=2012] N5 W3 S5 E3\$ W12 S10 E12\$ W14 S25 FOP=[YR=1993] S6 E6 FGR=[YR=1993] S14 E18 N20 W18 S6\$ N6 W6\$ E24 N25\$ PTR=E15 FUS=[YR=1993] E12 UOP=[YR=1993] N5 E12 S5 W12\$ E12 S34 W18 N9 W6 N25\$ W15\$.