LOT 15
IN OR 1204/1557
CONSERVATION ESMT PT 1012/320

KNOWLES LAWRENCE A & JUDITH E
5 VAN BUREN ST
ALBANY, NY 12206-1219

2024

00-00-31-1679-0015-0000

BUILDING CHARACTERISTICS

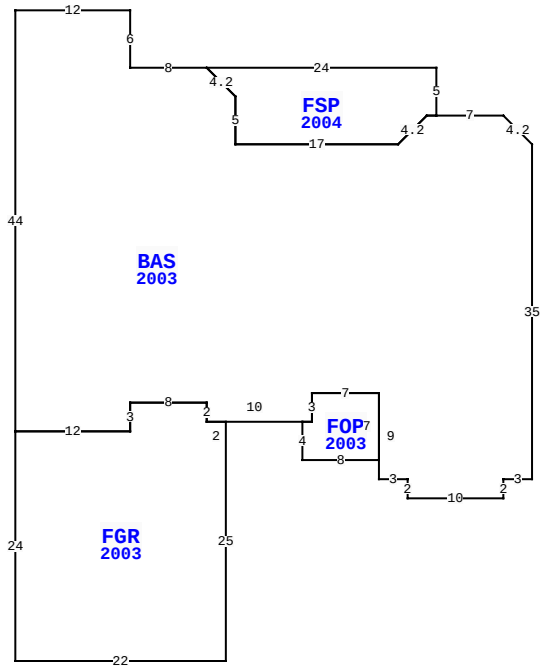
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 60
Exterior Wall	23	REINF CONC 40
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1080.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,942	100	1,942	332,641
FGR	554	55	305	52,243
FOP	53	30	16	2,741
FSP	165	40	66	11,305
TOTALS	2,714		2,329	398,930

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	2,329	126.8806	190.32	443,255	2003	2003	0	0	0	10.00	90.00

1 SFR CUST – 0% - 0 Heated Area: 1942 HX Base Yr



497 STARBOARD LDG, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	08/01/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	398,930
TOTAL MARKET OB/XF VALUE	7,930
TOTAL LAND VALUE - MARKET	225,000
TOTAL MARKET VALUE	631,860
SOH/AGL Deduction	68,452
ASSESSED VALUE	563,408
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	563,408
TOTAL JUST VALUE	631,860
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	614,123

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20131685	ROOF	6,225	07/17/2013
20122095	SECURITY SYSTEM	519	10/10/2012
20022128	NEW CONSTR	134,000	12/13/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1204/1557	1/30/2004	WD	Q	I		306,500
GRANTOR: W R HOWELL COMPANY						
GRANTEE: KNOWLES LAWRENCE &						
1047/0224	4/01/2002	WD	U	V	19	55,000
GRANTOR: SEASIDE JOINT VENTURE						
GRANTEE: W R HOWELL COMPANY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] L3 U3 W7 FSP=[YR=2004] N5 W24 R3 D3 S5 E17 U3 R3 E1$ W1 D3 L3 W17 N5 L3 U3 W8 N6 W12 S44 FGR=[YR=2003] S24 E22 N25 W2 N2 W8 S3 W12 $ E12 N3 E8 S2 E10 FOP=[YR=2003] S4 E8 N7 W7 S3 W1 $ E1 N3 E7 S9 E3 S2 E10 N2 E3 N35 $.

EXTRA FEATURES

LN	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
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2003	2003	3	87	3,045	
2	0810	CONCRETE A	0	0	27	4	108.00	SF	6.50	6.50	100	2003	2003	3	83	583	
3	0810	CONCRETE A	0	0	45	16	720.00	SF	6.50	6.50	100	2003	2003	3	83	3,884	
4	0819	CONC 12"	0	0	7	4	28.00	SF	9.50	9.50	100	2003	2003	3	83	221	
5	1241	WD DECK G	0	0	10	4	40.00	UT	11.50	11.50	100	2003	2003	3	32	147	
6	1242	WD DECK A	0	0	4	4	16.00	SF	15.00	15.00	100	2003	2003	3	21	50	

LAND DESCRIPTION

TOTAL OB/XF 7,930

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	0		R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	225,000.00	225,000.00	225,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 225,000 Market: 0 Agricultural: 0 Common: 225,000 PRINTED 08/06/2024 BY SYS