

LOT 27
IN OR 534 PG 167
SELVA VERDA 2 PB 4/77

DRAWDY MICHAEL L & DEBRA JAN
2402 LOS ROBLES DR
FERNANDINA BEACH, FL 32034

2024

00-00-31-1686-0027-0000



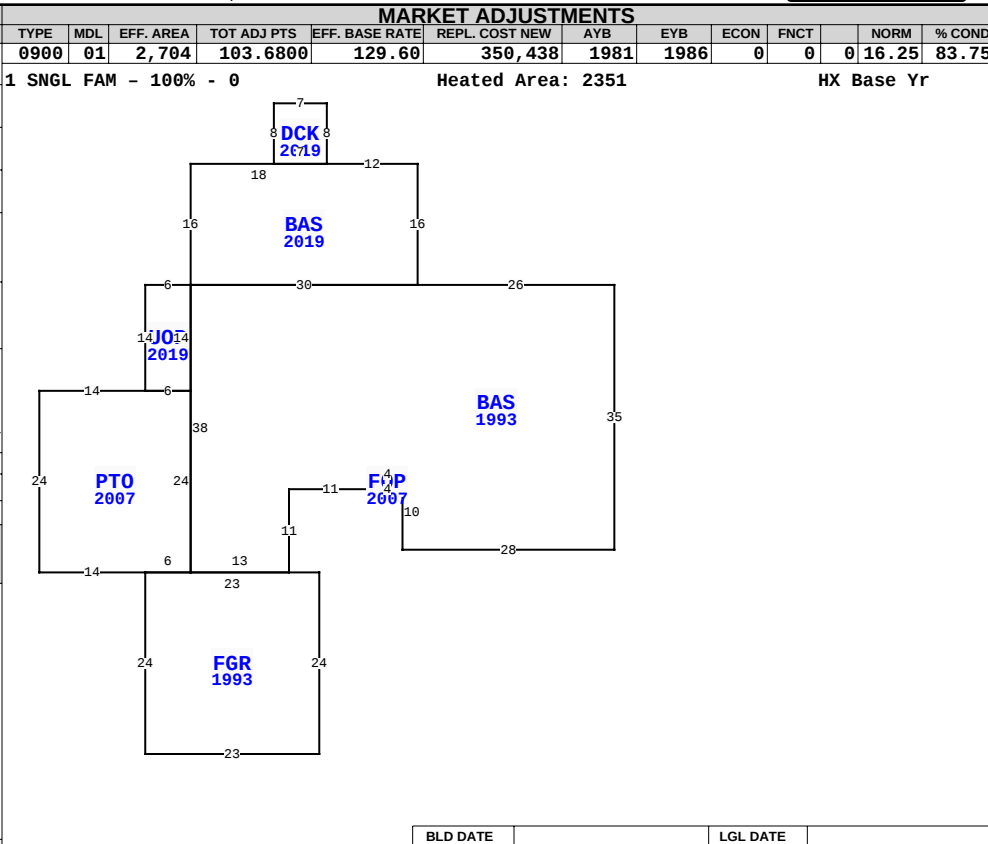
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1073.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,871	100	1,871	203,079
BAS	480	100	480	52,099
DCK	56	10	6	652
FGR	552	55	304	32,996
FOP	8	30	2	217
PTO	480	5	24	2,605
UOP	84	20	17	1,845
TOTALS	3,531		2,704	293,492

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	100	0	0	400.00	SF	6.50
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
3	0810	CONCRETE A	0	100	0	0	64.00	SF	6.50
4	0812	CONCRETE C	0	100	0	0	2,700.00	SF	4.00
5	0462	ST/AL FNC	0	100	24	5	120.00	SF	10.00
6	0463	FENCE GATE	0	100	0	0	1.00	UT	300.00
7	0940	SHEDS/PORT	0	100	16	12	192.00	SF	21.30

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		R1-G	0.00	0.00	1.00



2402 LOS ROBLES, FERNANDINA BEACH									
BLD DATE					LGL DATE				
XF DATE					LAND DATE				
INC DATE					AG DATE				
					04/12/2024 MLU				

TOTAL OB/XF									
11,982									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		R1-G	0.00	0.00	1.00

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		293,492	
TOTAL MARKET OB/XF VALUE		11,982	
TOTAL LAND VALUE - MARKET		250,000	
TOTAL MARKET VALUE		555,474	
SOH/AGL Deduction		341,626	
ASSESSED VALUE		213,848	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		163,848	
TOTAL JUST VALUE		555,474	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		467,120	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20183897	ADDITION	58,443	11/15/2018
20061399	REPAIR/RRF	8,500	06/20/2006

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0534/0167	12/30/1987	WD	Q	I	
GRANTOR: FLAMM RICHARD & S E					SALE PRICE
GRANTEE: DRAWDY MICHAEL & D					114,500
0343/0305	8/01/1981	WD	Q	V	
GRANTOR:					102,500
GRANTEE:					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W26 BAS=[YR=2019] N16 W12 DCK=[YR=2019] N8 W7 S8 E7\$ W18 S16 E30\$ W30 UOP=[YR=2019] W6 S14 PTO=[YR=2007] W14 S24 E14 FGR=[YR=1993] S24 E23 N24 W23\$ E6 N24 W6\$ E6 N14\$ S38 E13 N11 E11 FOP=[YR=2007] E4 N2 W4 S2\$ N2 E4 S10 E28 N35 \$.									