

HAHN TIMOTHY J
127 S 5TH ST
FERNANDINA BEACH, FL 32034

00-00-31-1800-0025-0090

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall15CONC BLOCK 70

Exterior Wall27PREFIN MTL 30

RooF Structur03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 80

Interior Floor08SHT VINYL 20

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms4 100

Bathrooms2 100

Frame Stories Units1.5MASONRY 100
1.5 100
0 100

BUD8 Adjustme Occupancy02DIST FB 100
00 NONE 100

Quality03Quality Level 03

DOR CODE0800MULTI-FAMILY

MAP NUMMKT AREA01

NEIGHBORHOOD/LOC1005.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

APT74410074479,221

DCK13210131,384

HXB74410074479,221

HXG6245534336,522

UOP19620394,152

MARKET ADJUSTMENTS

TYPEDMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONECNFNCTNORM% COND

2700011,883102.0180127.52240,120194719900016.5083.50

1 DUPLEX - 0% - 0Heated Area: 1488HX Base Yr

DCK2006

APT1993

UOP2006

HXB1993

HXG1993

NASSAU COUNTY PROPERTY

PAGE 1 of 12

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

200,5007,668200,000408,16858,321349,8470349,847408,1680400,290

PERMIT NUMDESCRIPTIONAMTISSUED

20053236ROOF/DECK/SIDING15,00012/22/2005

20052637REPIPE HOT&COLD P1,00009/12/2005

SALES DATA

OFF RECORD NumberDATETYPEINSTQ / I V / I RSN CD SALE PRICE

1346/00708/30/2005WD Q I07260,000

GRANTOR : BOUNDS LANA

GRANTEE : HAHN TIMOTHY J

1069/11727/19/2002QC U I07100

GRANTOR : FLESHMAN RUSSELL DAVI

GRANTEE : BOUNDS LANA

BUILDING NOTES

BUILDING DIMENSIONS

HXB=[YR=1993] W26 HXB=[YR=1993] W31 S24 E31 N24\$ S24 E26 N24\$ PTR=N10 W65 DCK=[YR=2006] N21 E8 APT=[YR=1993] N8 E31 S24 UOP=[YR=2006] E1 S5 W36 N9 E4 S4E31\$ W31 N16\$ S12 W4 S9 W4\$ E65S10\$.

LAND DESCRIPTION

LNUSE CLSLAND USE CAPRDLOC ZONEFRONTDEPTHTOT LND UTUNITDTPH % TOT UNITADJ UNITLAND OTHERADJUSTMENTSDENSITYDECLFRZYRCONSRV

CMULTI-FAM00003R-250.00100.0050.00FF1.001.001.004,000.004,000.00200,000

EXTRA FEATURES

BLD DATEXF DATEINC DATEYEAR ONYEAR ACTUALQ% CONDOBJ/XF MKT VALUENOTES

10810CONCRETE A003922858.00SF6.506.5010019901990359.53,318

20855CONC PAVER0000500.00SF10.0010.00100200620063874,350

LAND DESCRIPTION

TOTAL OB/XF7,668

REVIEW DATE02/28/2024BYTWATotal Acres: 0.00Total Land Value: 200,000Market: 0Agricultural: 0Common: 200,000PRINTED 08/06/2024 BY SYS