

HAMPTON TIM
1246 S 3RD ST
FERNANDINA BEACH, FL 32034

00-00-31-1800-0188-0030

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 10003GABLE/HIP 10001MINIMUM 10005DRYWALL 10014CARPET 10003CENTRAL 10004AIR DUCTED 10031001100WOOD FRAME 1001.1.100UnitsBUD8 Adjustme05DIST 1A 100Occupancy00NONE 100Quality03Quality Level 03DOR CODE0100SINGLE FAMILYMAP NUMMKT AREA02NEIGHBORHOOD/LOC2017.00AREATYPETOTAL GROSS AREAPCT OF BASETOT ADJ ASUBAREA MARKET VALUEBAS1,2641001,26498,398FSP280401128,719UST14045634,904TOTALS1,6841,439112,021EXTRA FEATURES1272 S 4TH ST, FERNANDINA BEACHL NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES10810CONCRETE A0000319.00SF6.506.5010019801980332.567420940SHEDS/PORT0000336.00SF30.0030.00100199519953202,01630680POLE SHED0012896.00SF10.0010.001001995199532322140820WOOD WALK0000112.00SF11.7511.751001995199534052651242WD DECK A008648.00SF10.0010.001001995199532096

MARKET ADJUSTMENTS

TYPEDMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND010011,439107.1200101.76146,4331958195800023.5076.50Heated Area: 1264HX Base YrBAS1993UST1994FSP2017

NASSAU COUNTY PROPERTY

PAGE 1 of 18VALUATION BYSTANDARDTax Group: 8Tax Dist:BUILDING MARKET VALUE112,021TOTAL MARKET OB/XF VALUE3,533TOTAL LAND VALUE - MARKET100,000TOTAL MARKET VALUE215,554SOH/AGL Deduction41,676ASSESSED VALUE173,878TOTAL EXEMPTION VALUE0BASE TAXABLE VALUE173,878TOTAL JUST VALUE215,554NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE195,371SALES DATAOFF RECORD NumberDATETYPEINSTQUVIRSN CD SALE PRICE0671/148912/10/1992WDQI0132,000GRANTOR: CARSON & SWEATGRANTEE: HAMPTON TIM0635/11069/09/1991WDUI01100GRANTOR: CARSON RUBYGRANTEE: CARSON R & SWEAT JBUILDING NOTESBUILDING DIMENSIONSBAS=[YR=1993] W15 S10 W26 S20 E10 S14 E21 N14 E10FSP=[YR=2017] E14 N20 UST=[YR=1994] N10 W14 S10 E14\$ W14 S20\$ N30\$.LAND DESCRIPTIONTOTAL OB/XF3,533L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSMUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV1000100CSFR0RM100.00100.00100.00FF1.001.001.001,000.001,000.00100,000

REVIEW DATE05/12/2019BYKBA

Total Acres: 0.00Total Land Value: 100,000Market: 0Agricultural: 0Common: 100,000PRINTED 08/06/2024 BY SYS