

DROST TINA M
913 VERNON ST
FERNANDINA BEACH, FL 32097

00-00-31-1800-0233-0042



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall03BELOW AVG. 80

Exterior Wall10ABOVE AVG 20

Roof Structure03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floor14CARPET 70

Interior Floor08SHT VINYL 30

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms2 100

Frame Stories Units02WOOD FRAME 100
1. 1. 100
0 100

BUD8 Adjustme Occupancy02DIST FB 100
00 NONE 100

Quality04Quality Level 04

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA01

NEIGHBORHOOD/LOC1009.00

TOTALS1,6481,589123,509

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYB

0100011,58998.700093.76148,9851975

20050017.1082.90

1 SINGLE FAM - 100% - 2017Heated Area: 1568HX Base Yr 2017

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

04/12/2024MLU

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE123,509

TOTAL MARKET OB/XF VALUE794

TOTAL LAND VALUE - MARKET144,100

TOTAL MARKET VALUE268,403

SOH/AGL Deduction146,760

ASSESSED VALUE121,643

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE71,643

TOTAL JUST VALUE268,403

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE237,342

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYVOLUMEI/RSN CDPRICE

2022/084312/16/2015WDQI01117,500

GRANTOR:MOUNTAIN PRIME LLC

GRANTEE:DROST TINA M

1970/13133/09/2015SWUI1247,000

GRANTOR:FEDERAL NATIONAL MORT

GRANTEE:MOUNTAIN PRIME LLC

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W5 STP=[YR=2008] N4W4S4E4\$W7 BAS=[YR=1993] W22 BAS=[YR=2008] N12W18S12 E18\$W18S26E24 FOP=[YR=1993] S4E16N4 W16\$E16N26\$S26E12N26\$.

EXTRA FEATURES

913 VERNON ST, FERNANDINA BEACH

BLD DATEXF DATEINC DATE

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LAND DESCRIPTION

TOTAL OB/XF794

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR100R-266.00100.0065.50FF1.001.001.002,200.002,200.00144,100