

LOT 63
IN OR 2124/625
LOFTON POINTE PB 6/325

NORMAN DONALD J SR & BETTY L/E/
96026 WATERS COURT
FERNANDINA BEACH, FL 32034

2024

01-2N-27-1270-0063-0000



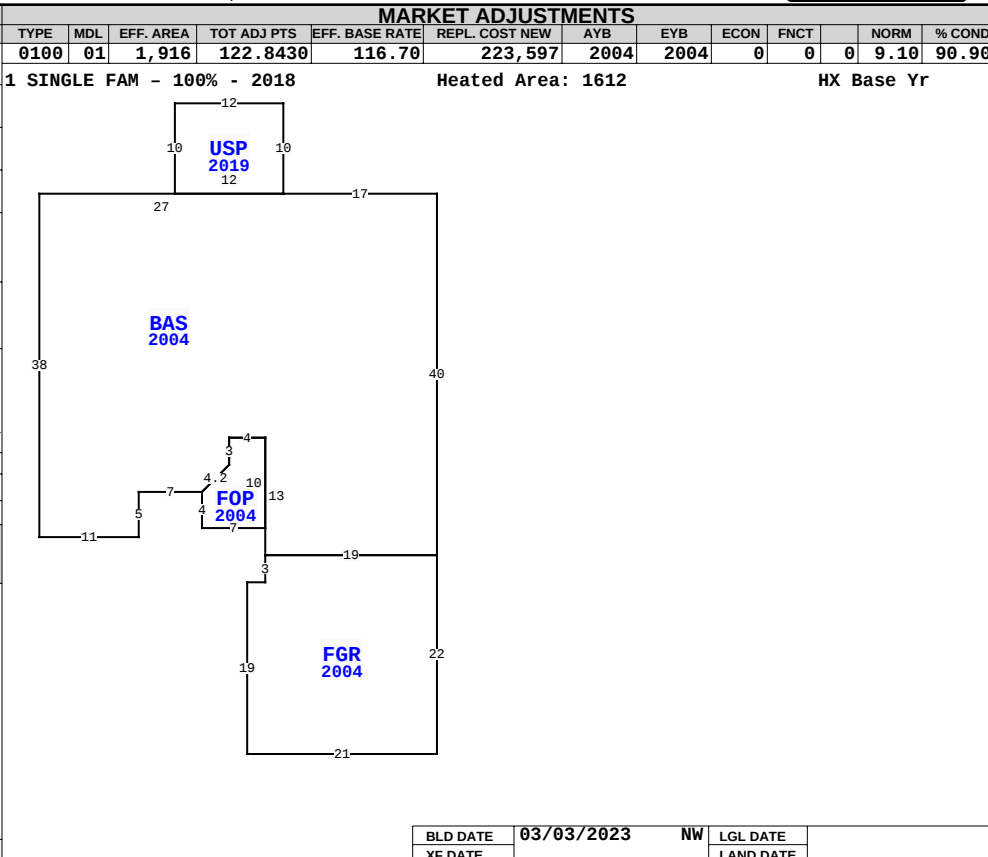
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 80
Exterior Wall	16	WD FR STUC 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4044.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,612	100	1,612	171,001
FGR	456	55	251	26,626
FOP	57	30	17	1,803
USP	120	30	36	3,819
TOTALS	2,245		1,916	203,250

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0855	CONC PAVER	0 100	8	4	32.00	SF	10.00	10.00	100	2004
2	0811	CONCRETE B	0 100	0	0	672.00	SF	5.20	5.20	100	2004

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100	0003	PUD	0.00	0.00	1.00	LT	



TOTAL OB/XF											
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		203,250	
TOTAL MARKET OB/XF VALUE		3,204	
TOTAL LAND VALUE - MARKET		65,000	
TOTAL MARKET VALUE		271,454	
SOH/AGL Deduction		0	
ASSESSED VALUE		271,454	
TOTAL EXEMPTION VALUE		13	271,454
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		271,454	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		279,320	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19007978	ADDITION	1,000	07/26/2019
B0412418	NEW CONSTR	170,000	03/01/2004

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2124/0625	5/26/2017	QC	U	I	11
GRANTOR: NORMAN DONALD J SR &					
GRANTEE: NORMAN DONALD J JR					
2110/0647	3/30/2017	WD	Q	I	01
GRANTOR: MCCracken R T					
GRANTEE: NORMAN DONALD J SR					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2004] W17 USP=[YR=2019] N10 W12 S10 E12 \$ W27 S38 E11 N5 E7 FOP=[YR=2004] S4 E7 N10 W4 S3 D3 L3 \$ U3 R3 N3 E4 S13 FGR=[YR=2004] S3 W2 S19 E21 N22 W19 \$ E19 N40\$.											