

OWEN RUTH
5 LIVE OAK
FERNANDINA BEACH, FL 32034

01-6N-29-0300-0060-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structur03CEDAR 100
GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 80

Interior Floo11CLAY TILE 20

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms Bathrooms Frame02WOOD FRAME 100

Stories Units1.1. 100
0 100

BUD8 Adjustme Occupancy05DIST 1A 100
00NONE 100

Quality04Quality Level 04

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA10

NEIGHBORHOOD/LOC10001.00

TOTALS4,4213,697467,332

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0500013,697107.3520161.03595,328197419800021.5078.50

1 SFR CUST - 100% - 2018Heated Area: 2941HX Base Yr 2018

FSP 2001

FST 1993

BAS 1993

FDG 1993

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 5Tax Dist:

BUILDING MARKET VALUE467,332

TOTAL MARKET OB/XF VALUE4,689

TOTAL LAND VALUE - MARKET650,000

TOTAL MARKET VALUE1,122,021

SOH/AGL Deduction786,041

ASSESSED VALUE335,980

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE285,980

TOTAL JUST VALUE1,122,021

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE1,051,624

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMEI/RSN CDPRICE

1767/023711/30/2011WDUI38555,000

GRANTOR:DEVRIES JOHN O IV & H

GRANTEE:OWEN RUTH

0910/197412/13/1999WDQI419,000

GRANTOR:SIMMONS VANN E & FALC

GRANTEE:DEVRIES JOHN O IV &

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W19 FSP=[YR=2001] N12 W10 N1 W10 S1 W10 S21 E30 N9 \$ S9 W30 N9 W18 S54 E18 N9 E30 S4 E19 N10 FST=[YR=1993] E3 N16 W3 S5 W8 S4 E3 S2 E5 S5\$ N5 W5 N2 W3 N4 E8 N28 \$ PTR= E15 FDG=[YR=1993] E24 S11 E3 S10 W3 S9 W24 N30 \$ W15\$.

EXTRA FEATURES

5 LIVE OAK, FERNANDINA BEACH

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/07/2024MLU

LAND DESCRIPTION

TOTAL OB/XF4,689

LNUSE CODECLS LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSMUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000140CSFR GOLF A100RSF-10.000.001.00LT1.001.001.00650,000.00650,000.00650,000

REVIEW DATE05/12/2019BYKBA

Total Acres: 0.00Total Land Value: 650,000Market: 0Agricultural: 0Common: 650,000

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