



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	14	WD SHINGLE 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	11	CLAY TILE 10
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

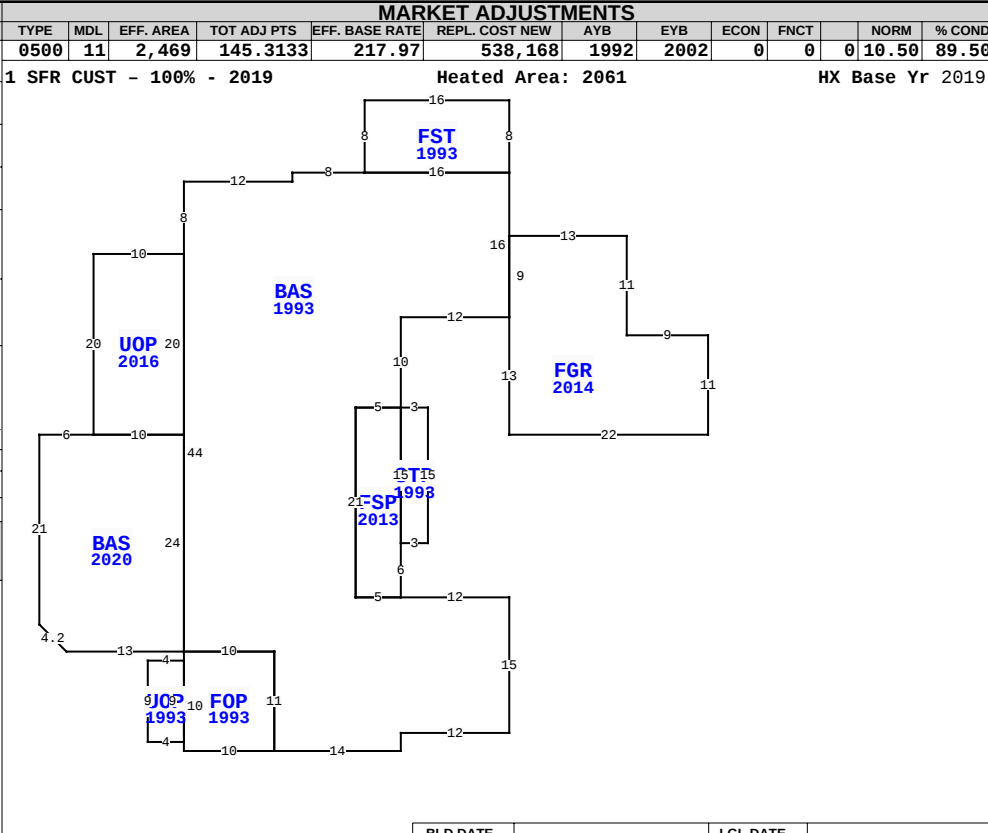
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10

NEIGHBORHOOD/LOC 10001.010				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,681	100	1,681	327,935
BAS	380	100	380	74,132
FGR	385	55	212	41,358
FOP	110	30	33	6,438
FSP	105	40	42	8,194
FST	128	55	70	13,656
STP	45	10	4	780
UOP	36	20	7	1,366
UOP	200	20	40	7,804
TOTALS	3,070		2,469	481,660

EXTRA FEATURES				
L N	OB/XF CODE	DESCRIPTION	BLD CAP	W

L N	OB/XF CODE	DESCRIPTION	BLD CAP	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0810	CONCRETE A	0	100	0	0		378.00	SF 6.50	100	1992	1992	3	64	1,572
2	0810	CONCRETE A	0	100	10	12		120.00	SF 6.50	100	1992	1992	3	64	499
3	0445	BOX FNC 5'	0	100	0	0		44.00	LF 8.10	100	1992	1992	3	20	71
4	0810	CONCRETE A	0	100	0	0		216.00	SF 6.50	100	2014	2014	3	95	1,334
5	0855	CONC PAVER	0	100	0	0		518.00	SF 7.00	100	2014	2014	3	95	3,445
6	0444	BOX FNC 4'	0	100	0	0		63.00	LF 6.50	100	2014	2014	3	65	266
7	1076	TRELLIS A	0	100	6	8		48.00	SF 7.50	100	2014	2014	3	75	270
8	0855	CONC PAVER	0	100	0	0		852.00	SF 10.00	100	2016	2016	3	96	8,179
9	0444	BOX FNC 4'	0	100	0	0		50.00	LF 6.50	100	2016	2016	3	74	241

LAND DESCRIPTION										TOTAL OB/XF 15,877									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR
1	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	500,000.00	500,000.00	500,000		



15 HERON OAKS CT, FERNANDINA BEACH	BLD DATE	LGL DATE	04/10/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

NASSAU COUNTY PROPERTY										PAGE 1 of 1 5									
VALUATION SUMMARY										STANDARD									
VALUATION BY										STANDARD									
Tax Group: 5										Tax Dist:									
BUILDING MARKET VALUE										481,660									
TOTAL MARKET OB/XF VALUE										15,877									
TOTAL LAND VALUE - MARKET										500,000									
TOTAL MARKET VALUE										997,537									
SOH/AGL Deduction										357,437									
ASSESSED VALUE										640,100									
TOTAL EXEMPTION VALUE										50,000									
BASE TAXABLE VALUE										590,100									
TOTAL JUST VALUE										997,537									
NCON VALUE										0									
INCOME VALUE																			
PREVIOUS YEAR MKT VALUE										926,203									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2001207	ADDITION	49,559	02/10/2020
B1631720	CDK/PAVER	18,500	01/01/2016
E1427434	NEW CONSTR	0	03/01/2014
M1217462	H/AC	0	08/01/2012
8289	NEW CONSTR	94,640	08/06/1992

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2349/0360	3/19/2020	LE	U	I	11	100	
GRANTOR: STEFINA SHERRY L							
GRANTEE: STEFINA SHERRY L LI							
1801/0644	6/26/2012	WD	Q	I	02	450,000	
GRANTOR: PRINCE RENTAL & LEASI							
GRANTEE: STEFINA SHERRY L							

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
FST=[YR=1993] W16 S8 BAS=[YR=1993] W8 S1 W12 S8 UOP=[YR=2016] W10 S20BAS=[YR=2020] W6 S21 D3 R3 E13 N24 W10 \$ E10 N20\$ S44 FOP=[YR=1993] S1 UOP=[YR=1993] W4 S9E4 N9\$ S10 E10 N11 W10\$ E10 S11 E14 N2 E12 N15 W12 FSP=[YR=2013] N6 STP=[YR=1993] E3 N15 W3 S15\$ N15 W5 S21 E5\$ W5 N21 E5 N10 E12 FGR=[YR=2014] S13 E22 N11 W9N11 W13 S9\$ N16 W16\$ E16 N8\$.									