

BRANDT JOHN A & DEBORAH M
6 TARTAN RIDGE ROAD
BURR RIDGE, IL 60527

02-6N-29-DCLO-0029-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
ELEMENT		CD	CONSTRUCTION							TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	% COND	VALUATION SUMMARY										
Exterior Wall		10	ABOVE AVG 100							0500	11	2,300	149.2736	223.91	514,993	1993	1993	0	0	14.50	85.50	STANDARD									
Roof Structure		03	GABLE/HIP 100							1 SFR CUST - 0% - 0												Heated Area: 2122 HX Base Yr									
Roof Cover		03	COMP SHNGL 100							5 13 1993 6 4 10 18 1993 5 13 1993 UDC 1993 12 4 15 23 13 4 5 4 13 28 6 7 15 13 5 6 1993 FUS 1993 10 11 10 11 10 11 1993 FSP 1993 5 12 6 5 9 7 6 17 1993 FOP 1993 5 12 6 5 9 7 6 17 1993 BAS 1993																					
Interior Wall		05	DRYWALL 100																												
Interior Floor		14	CARPET 60																												
Interior Floor		12	HARDWOOD 40																												
Air Condition		03	CENTRAL 100																												
Heating Type		04	AIR DUCTED 100																												
Bedrooms			3 100																												
Bathrooms			3 100																												
Frame		02	WOOD FRAME 100																												
Stories		2.	2. 100																												
Units			0 100																												
Quality		05	Quality Level 05																												
DOR CODE		0100	SINGLE FAMILY																												
MAP NUM			MKT AREA				10																								
NEIGHBORHOOD/LOC		10003.010																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																											
BAS	1,203	100	1,203	230,306																											
FOP	30	30	9	1,723																											
FOP	112	30	34	6,509																											
FSP	110	40	44	8,423																											
FUS	919	100	919	175,936																											
UDC	273	25	68	13,018																											
UST	12	45	5	958																											
UST	40	45	18	3,446																											
TOTALS		2,699	2,300	440,319																											
EXTRA FEATURES										29 LITTLE DUNES CIR, FERNANDINA BEACH																					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES															
1	0504	FP-ELECTRI	0	0	0	1.00	UT	2,000.00	2,000.00	100	1993	1993	3	74	1,480																
2	0810	CONCRETE A	0	0	0	336.00	SF	6.50	6.50	100	1993	1993	3	66	1,441																
3	0810	CONCRETE A	0	0	4	12.00	SF	6.50	6.50	100	1993	1993	3	66	51																
4	0825	BRICK	0	0	0	263.00	SF	12.50	12.50	100	1993	1993	3	89	2,926																
5	0820	WOOD WALK	0	0	0	108.00	SF	11.75	11.75	100	1993	1993	3	40	508																
6	0300	BOAT DCK W	0	0	13	9	117.00	SF	40.00	40.00	100	1993	1993	3	20	936															
7	0441	STK FNC 4'	0	0	0	62.00	LF	6.50	6.50	100	1993	1993	3	20	81																
LAND DESCRIPTION										TOTAL OB/XF 7,423																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	000140	C	SFR GOLF A	0		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	350,000.00	350,000.00	350,000														
REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 350,000 Market: 0 Agricultural: 0 Common: 350,000 PRINTED 08/06/2024 BY SYS																															