

SUMMEY ROBERT & CANDICE
707 OAKS MANOR CT
JACKSONVILLE, FL 32211

08-3N-24-2380-0074-0024

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

05 AVERAGE 100
03 GABLE/HIP 100
03 COMP SHNGL 100
05 DRYWALL 100
14 CARPET 80
08 SHT VINYL 20
03 CENTRAL 100
04 AIR DUCTED 100

2 100
1 100
02 WOOD FRAME 100

1. 1. 100
0 100
03 DIST HI 100
00 NONE 100

Quality01 Quality Level 01
DOR CODE0100 SINGLE FAMILY
MAP NUMMKT AREA06
NEIGHBORHOOD/LOC6001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	800	100	800	59,280
BAS	24	100	24	1,778
FEP	140	80	112	8,300
USP	100	30	30	2,223
UST	100	45	45	3,335

TOTALS1,1641,01174,915

MARKET ADJUSTMENTS

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

0100011,011104.004098.8099,887195219520025.0075.00

1 SINGLE FAM - 0% - 0Heated Area: 824HX Base Yr

The diagram illustrates the building's footprint and various adjustment areas. It includes a central rectangular area labeled 'BAS 1993' with dimensions 20x23. To its left is a smaller rectangle labeled 'BAS 2012' (6x4). Above the main area are two rectangles labeled 'USP 1993' (10x10) and 'UST 1993' (10x10). Below the main area is a rectangle labeled 'FEP 1993' (10x14). The total heated area is noted as 824.

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 3Tax Dist:

BUILDING MARKET VALUE74,915

TOTAL MARKET OB/XF VALUE1,628

TOTAL LAND VALUE - MARKET15,960

TOTAL MARKET VALUE92,503

SOH/AGL Deduction0

ASSESSED VALUE92,503

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE92,503

TOTAL JUST VALUE92,503

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE89,081

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2361/1377	5/15/2020	FJ	U	I	11	0

GRANTOR: CLERK OF COURT

GRANTEE: SUMMEY ROBERT & CAN

0360/05115/01/1982QCUI1,500

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

UST=[YR=1993] W10 USP=[YR=1993] W10 S10 BAS=[YR=1993] W5
BAS=[YR=2012] N4 W6 S4 E6 \$ W15 S20 E23 FEP=[YR=1993] S10
E14 N10 W14\$ E17 N20 W20\$ E10 N10\$ S10 E10 N10\$.

LAND DESCRIPTION

L NUSE CODECLS

LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNITYPED TDPTH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR00006R-370.00105.0070.00FF40.761.000.76300.00228.0015,960

REVIEW DATE06/08/2020BYTWA

Total Acres: 0.00Total Land Value: 15,960Market: 0Agricultural: 0Common: 15,960PRINTED 08/06/2024 BY SYS