

LOT 32
IN OR 1041/775
NORTH HAMPTON PHASE 1 PB 6/215

GOING PAUL J & KERRIN P
86121 REMSENBURG DRIVE
FERNANDINA BEACH, FL 32034

2024

12-2N-27-1460-0032-0000



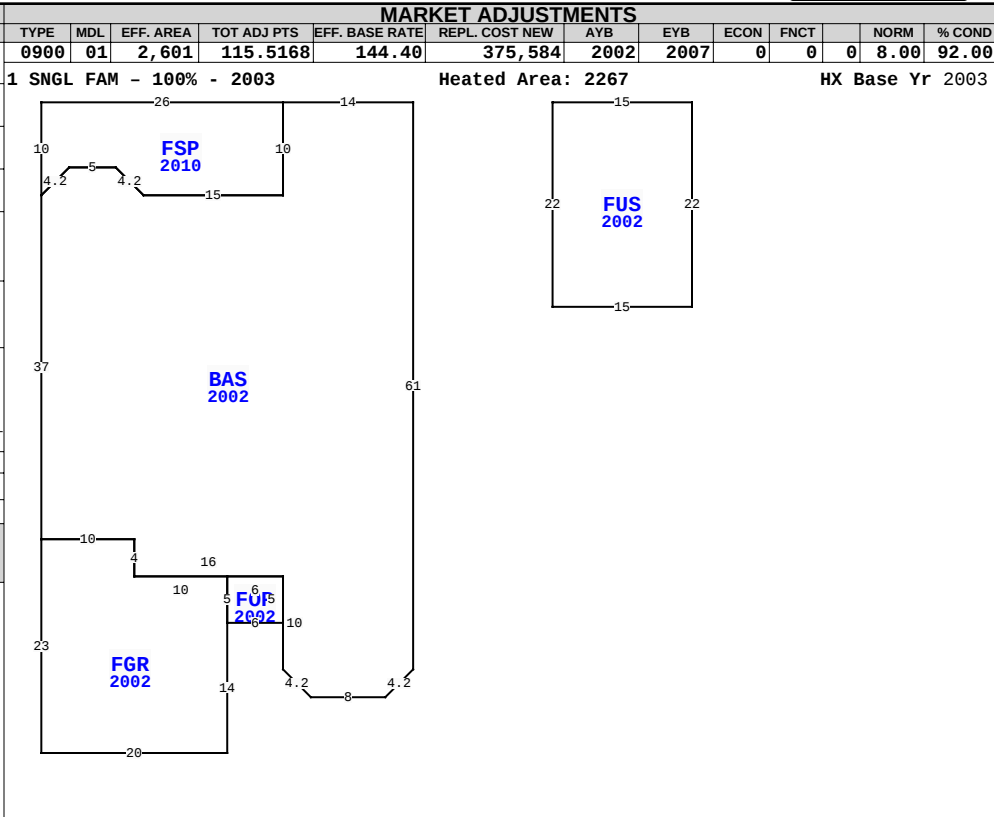
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4043.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,937	100	1,937	257,327
FGR	420	55	231	30,688
FOP	30	30	9	1,196
FSP	236	40	94	12,488
FUS	330	100	330	43,840

TOTALS	2,953		2,601	345,537
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0811	CONCRETE B	0	100	0	0	667.00	SF	5.20



BLD DATE	03/29/2023	NW	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

86121 REMSENBURG DR, 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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2002	2002	3	86	3,010	
2	0811	CONCRETE B	0	100	0	0	667.00	SF	5.20	5.20	100	2002	2002	3	82	2,844	

TOTAL OB/XF	5,854
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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	000135	C	SFR CNSVTN	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	127,500.00	127,500.00	127,500

REVIEW DATE	01/06/2023	BY	NWA	Total Acres:	0.00	Total Land Value:	127,500	Market:	0	Agricultural:	0
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MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,601	115.5168	144.40	375,584	2002	2007	0	0	0	92.00

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY	
VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	345,537
TOTAL MARKET OB/XF VALUE	5,854
TOTAL LAND VALUE - MARKET	127,500
TOTAL MARKET VALUE	478,891
SOH/AGL Deduction	268,544
ASSESSED VALUE	210,347
TOTAL EXEMPTION VALUE	HX HB 50,000
BASE TAXABLE VALUE	160,347
TOTAL JUST VALUE	478,891
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	463,469

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M015513	H/AC	0	12/01/2001

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1041/0775	3/05/2002	WD	Q	I	
GRANTOR: BEAZER HOMES CORP					SALE PRICE 203,300
GRANTEE: GOING PAUL & KERRIN					
0999/0618	7/25/2001	WD	U	V	19
GRANTOR: NORTH HAMPTON LLC					
GRANTEE: BEAZER HOMES CORP					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2002] W14 FSP=[YR=2010] W26 S10 U3 R3 E5 D3 R3 E15 N10 \$ S10 W15 U3 L3 W5 D3 L3 S37 FGR=[YR=2002] S23 E20 N14 FOP=[YR=2002] E6 N5 W6 S5 \$ N5 W10 N4 W10 \$ E10 S4 E16 S10 D3 R3 E8 U3 R3 N61\$ PTR= E15 FUS=[YR=2002] E15 S22 W15 N22 \$ W15 \$.									