

LOT 51
IN OR 1006/916
NORTH HAMPTON PHASE 1 PB 6/215

ELSESSER GARY E & CHRISTINE A
86674 NORTH HAMPTON CLUBWAY
FERNANDINA BEACH, FL 32034

2024

12-2N-27-1460-0051-0000



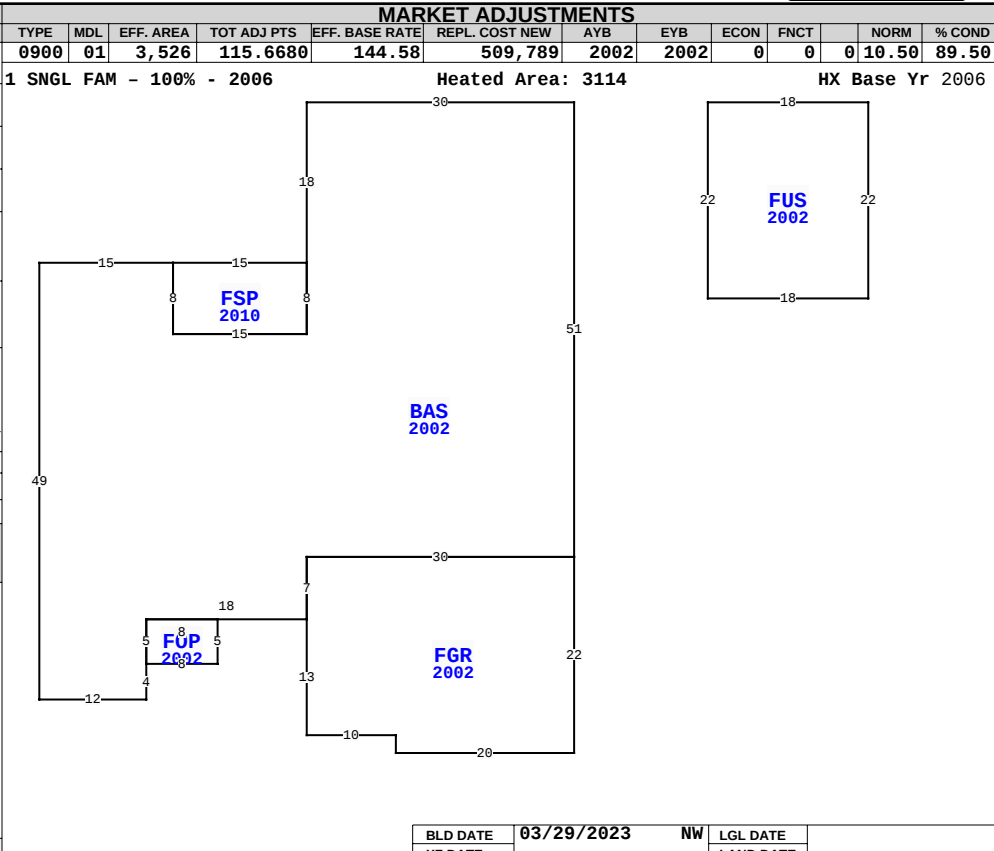
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	4	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	2,718	100	2,718	351,706
FGR	640	55	352	45,548
FOP	40	30	12	1,553
FSP	120	40	48	6,211
FUS	396	100	396	51,242
TOTALS	3,914		3,526	456,261

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	
2	0811	CONCRETE B	0	100	0	0	1,269.00	SF	5.20	5.20	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	000135	C	SFR CNSVTN	100		PUD	0.00	0.00	1.00	LT	



BLD DATE	03/29/2023	NW	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	
86674 NORTH HAMPTON CLUB WAY, FERNANDINA BEACH				

TOTAL OB/XF											
8,421											

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		456,261	
TOTAL MARKET OB/XF VALUE		8,421	
TOTAL LAND VALUE - MARKET		127,500	
TOTAL MARKET VALUE		592,182	
SOH/AGL Deduction		318,101	
ASSESSED VALUE		274,081	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		224,081	
TOTAL JUST VALUE		592,182	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		571,920	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1006/0916	9/05/2001	WD	Q	I	
GRANTOR: BEAZER HOMES CORP					SALE PRICE 300,100
GRANTEE: ELSESSER GARY E & C					
0977/0498	3/22/2001	WD	U	V	19
GRANTOR: NORTH HAMPTON LLC					
GRANTEE: BEAZER HOMES CORP					

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2002] W30 S18 FSP=[YR=2010] W15 S8 E15 N8 \$ S8 W15 N8 W15 S49 E12 N4 FOP=[YR=2002] E8 N5 W8 S5 \$ N5 E18 FGR=[YR=2002] S13 E10 S2 E20 N22 W30 S7 \$ N7 E30 N51 \$ PTR=E15 FUS=[YR=2002] E18 S22 W18 N22 \$ W15 \$.											