

MARTIN BRIAN W
862056 NORTH HAMPTON CLUB WAY
FERNANDINA BEACH, FL 32034

12-2N-27-1460-0463-0000

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 70		
Interior Floo	11	CLAY TILE 30		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		5 100		
Bathrooms		3.5 100		
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	1,518	100	1,518	195,042
FGR	713	55	392	50,367
FOP	25	30	8	1,028
FOP	120	30	36	4,625
FUS	1,926	100	1,926	247,463
TOTALS	4,302		3,880	498,524

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	3,880	107.6355	134.54	522,015	2014	2014		0	0	4.50	95.50
1 SNGL FAM - 100% - 2015 Heated Area: 3444 HX Base Yr 2015												

12

10

12

2.9

6

2.9

11

17

44

13

4

5

9

14

31

23

31

21

35

FOP
2014

BAS
2014

FGR
2014

39

44

18

10

21

54

FUS
2014

NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4		Tax Dist:
BUILDING MARKET VALUE		498,524
TOTAL MARKET OB/XF VALUE		6,138
TOTAL LAND VALUE - MARKET		105,000
TOTAL MARKET VALUE		609,662
SOH/AGL Deduction		237,281
ASSESSED VALUE		372,381
TOTAL EXEMPTION VALUE		HX HB VX 55,000
BASE TAXABLE VALUE		317,381
TOTAL JUST VALUE		609,662
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		587,242

PERMIT NUM

DESCRIPTION

AMT

ISSUED

B1327300	CO ISSUED	0	01/27/2014
E1326518	NEW CONSTR	0	08/01/2013
B1327300	NEW CONSTR	385,850	06/01/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U / I	V I / I	RSN CD	SALE PRICE
1921/0956	5/29/2014	SW	Q	I	02	300,000

GRANTOR:D R HORTON INC-JACKSO

GRANTEE:MARTIN BRIAN W

1826/1193	11/13/2012	WD	U	V	11	100
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GRANTOR:D R HORTON INC-JACKSO

GRANTEE:DRH ENERGY INC

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2014] W11 U2 L2 W6 D2 L2 W1 FOP=[YR=2014] N10 W12 S10 E12 \$ W17 S44 E13 FOP=[YR=2014] E5 FGR=[YR=2014] S14 E31 N23 W31 S9 \$ N5 W5 S5 \$ N5 E5 N4 E21 N35 \$ PTR= E30 FUS=[YR=2014] E39 S54 W21 N10 W18 N44 \$ W30 \$.

LAND DESCRIPTION

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	000141	C	SFR GOLF B	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	105,000.00	105,000.00	105,000							

TOTAL OB/XF

6,138

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 105,000 Market: 0 Agricultural: 0 Common: 105,000 PRINTED 08/06/2024 BY SYS