FOR INFORMATION ONLY
COMB W/25-2N-28-0000-0002-0760
IN OR 1020/1369

WAL-MART STORES EAST LP
1301 SE 10TH ST, STORE #5037
BENTONVILLE, AR 72716-0555

2024

25-2N-28-0000-0002-0050

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	N.	NOTE RECORD	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4002.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

S SIDE A1A HW, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	0
TOTAL MARKET VALUE	0
SOH/AGL Deduction	0
ASSESSED VALUE	0
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	0
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	0

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2920	H/AC	18,500	02/15/1989
5448	SIGN	12,900	01/19/1989
5416	SIGN	10,000	01/09/1989
5597	NEW CONSTR	1,900	12/22/1988
2855	H/AC	1,200	12/22/1988
5338	NEW CONSTR	17,877	12/01/1988

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1020/1369	11/21/2001	WD	Q	V		1,150,000
GRANTOR: ARRIGO JOSEPH S & FRA						
GRANTEE: WAL-MART STORES EAS						
0516/1028	5/05/1987	WD	U	V		360,000
GRANTOR: GARRETT FLOYD TR						
GRANTEE: ARRIGO JOSEPH & F V						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 02/01/2024 BY KBA Total Acres: 0.00 Total Land Value: 0 Market: 0 Agricultural: 0 Common: 0 PRINTED 08/06/2024 BY SYS