



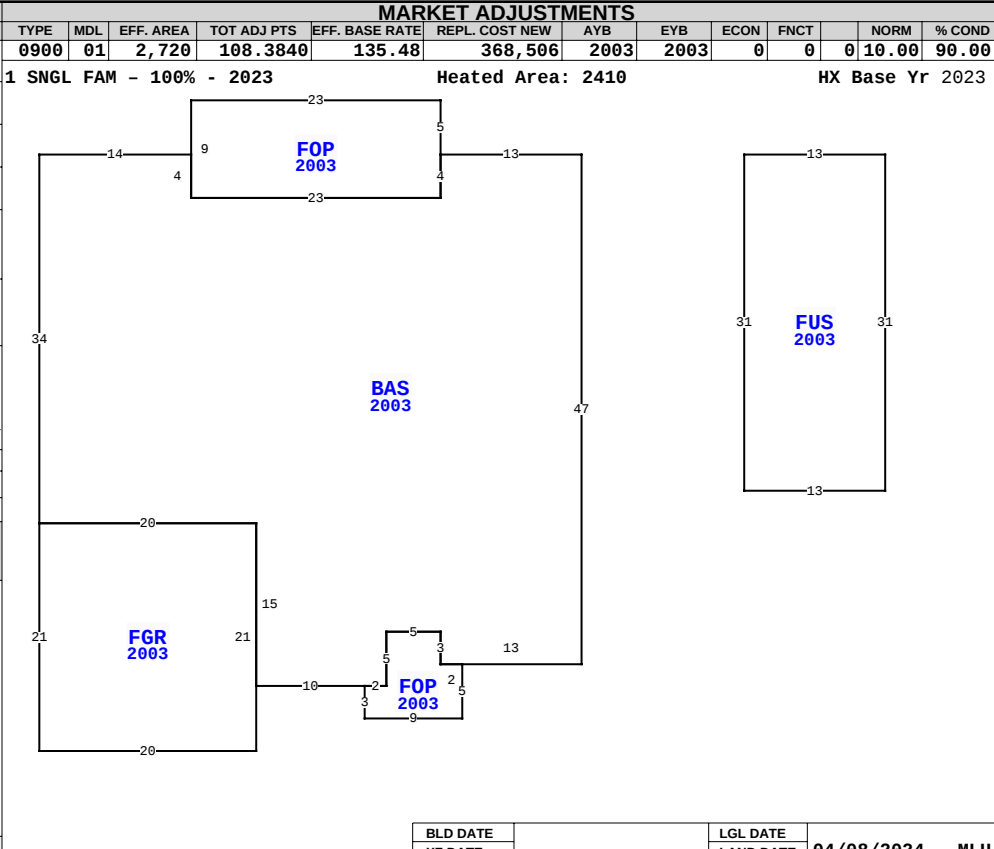
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4041.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,007	100	2,007	244,717
FGR	420	55	231	28,166
FOP	56	30	17	2,073
FOP	207	30	62	7,560
FUS	403	100	403	49,138
TOTALS	3,093		2,720	331,655

EXTRA FEATURES														
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2003	2003	3
2	0811	CONCRETE B	0	100	0	0	652.00	SF	5.20	5.20	100	2003	2003	3
3	0476	VF 6 SBPL	0	100	0	0	156.00	LF	32.00	32.00	100	2004	2004	3

LAND DESCRIPTION														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ
1	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00



30413 FOREST PARKE DR, FERNANDINA BEACH	BLD DATE	LGL DATE	04/08/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF														
9,054														

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		331,655	
TOTAL MARKET OB/XF VALUE		9,054	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		415,709	
SOH/AGL Deduction		12,922	
ASSESSED VALUE		402,787	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		352,787	
TOTAL JUST VALUE		415,709	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		391,055	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0310979	NEW CONSTR	170,816	04/01/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2450/1381	4/08/2021	QC	U	I	11	150,000
GRANTOR: DOAN REBECCA A						
GRANTEE: DARBY WILLIAM L						
2438/1395	2/26/2021	WD	Q	I	01	315,000
GRANTOR: STILLWELL JOHN D & NI						
GRANTEE: DARBY WILLIAM L & R						

BUILDING NOTES														
----------------	--	--	--	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS														
BAS=[YR=2003] W13 FOP=[YR=2003] N5 W23 S9 E23 N4\$ S4 W23 N4 W14 S34 FGR=[YR=2003] S21 E20 N21 W20\$ E20 S15 E10 FOP=[YR=2003] S3 E9 N5 W2 N3 W5 S5 W2\$ E2 N5 E5 S3 E13 N47\$ PTR=E15 FUS=[YR=2003] E13 S31 W13 N31\$ W15\$.														