

LOT 37  
IN OR 1971/722  
AMELIA NATIONAL #1 PB 7/48

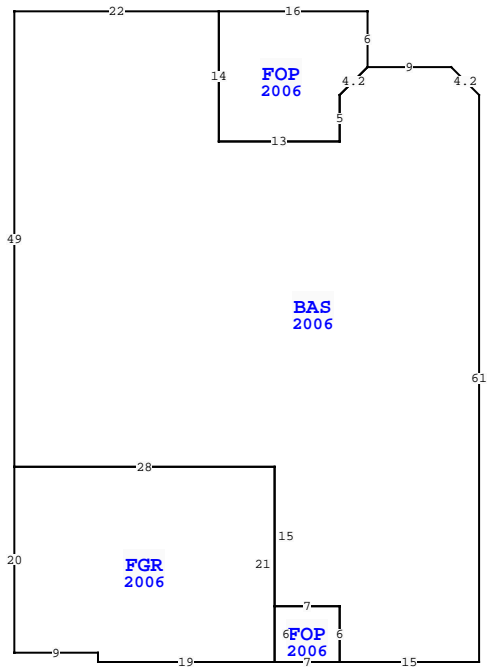
BOHMER VALERIE S  
95091 BERMUDA DRIVE  
FERNANDINA BEACH, FL 32034

**2024**

26-2N-28-006A-0037-0000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	60
Interior Floor	11	CLAY TILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	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	4042.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	2,589	100	2,589
FGR	579	55	318
FOP	42	30	13
FOP	205	30	62
TOTALS	3,415		2,982

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,982	109.2280	136.54	407,162	2006	2006	0	0	8.50	91.50
1 SNGL FAM - 100% - 2018 Heated Area: 2589 HX Base Yr 2018											



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			372,553
TOTAL MARKET OB/XF VALUE			31,570
TOTAL LAND VALUE - MARKET			165,000
TOTAL MARKET VALUE			569,123
SOH/AGL Deduction			256,652
ASSESSED VALUE			312,471
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			262,471
TOTAL JUST VALUE			569,123
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			574,570

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1530680	SCRNENCL	26,004	06/01/2015
M11452	H/AC	0	05/01/2006
E17035	NEW CONSTR	2,000	03/01/2006
P10835	NEW CONSTR	0	03/01/2006
C16193	CO ISSUED	240,000	10/01/2005
B16193	NEW CONSTR	240,000	10/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1971/0722	3/24/2015	QC	U	I	11	100
GRANTOR: BAKKEN VALERIE S N/K/ GRANTEE: BOHMER VALERIE S						
1628/1723	6/30/2009	WD	U	I	12	229,900
GRANTOR: FEDERAL NATIONAL MORT GRANTEE: BAKKEN VALERIE S						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2006
2	0810	CONCRETE A	0	100	0	940.00	SF	6.50	6.50	100	2006
3	0911	SCRN RM A	0	100	0	1,072.00	SF	17.50	17.50	100	2015
4	0877	JACUZZI	0	100	0	1.00	UT	1,000.00	1,000.00	100	2015
5	0855	CONC PAVER	0	100	0	976.00	SF	10.00	10.00	100	2015

TOTAL OB/XF											
31,570											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000134	C	SFR POND	100		PUD	0.00	0.00	1.00	LT	1.00

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=2006] U3 L3 W9 FOP=[YR=2006] N6 W16 S14 E13N5 U3 R3 \$ D3 L3 S5 W13N14W22 S49FGR=[YR=2006] S20E9S1 E19N21W28\$E28S15 FOP=[YR=2006] S6E7 N6W7\$ E7S6E15N61\$.			

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000134	C	SFR POND	100		PUD	0.00	0.00	1.00	LT	1.00	1.00	1.00	165,000.00	165,000.00	165,000							