

DENIKE ANTHONY THOMAS & SADIE JO
95089 LILAC DR
FERNANDINA BEACH, FL 32034

30-2N-28-0150-0123-0000

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 70
16WD FR STUC 30
03GABLE/HIP 100
03COMP SHNGL 100
05DRYWALL 100
11CLAY TILE 50
14CARPET 50
03CENTRAL 100
04AIR DUCTED 100
4 100
2.5 100
02WOOD FRAME 100
2. 2. 100
0 100
00NONE 100

04Quality Level 04
0100SINGLE FAMILY
MAP NUMMKT AREA04
NEIGHBORHOOD/LOC4067.00
TOTALS3,3442,836291,045

CONSTRUCTION

QUALITY

DOR CODE

MAP NUM

MKT AREA

NEIGHBORHOOD/LOC

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS1,4371001,437147,472

FGR6605536337,253

FOP17830535,439

FSP14440585,953

FUS92510092594,929

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

010012,836113.2992107.63305,23920132013004.6595.35

1 SINGLE FAM - 100% - 2020Heated Area: 2362HX Base Yr 2020

BLD DATEXF DATEINC DATE

03/29/2023NW

LGL DATELAND DATEAG DATE

NASSAU COUNTY PROPERTY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

291,04522,46675,000388,511111,068277,44355,000222,443388,5110375,756

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYVOLUMERSN CDPRICE

2321/042111/18/2019WDQI02277,500

GRANTOR: MOXLEY DANIEL R & BET

GRANTEE: DENIKE ANTHONY THOM

1954/147612/23/2014SWQI01223,000

GRANTOR: RICHMOND AMERICAN HOM

GRANTEE: MOXLEY DANIEL R & B

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2013] W19 FSP=[YR=2013] N4 W16 S9 E16 N5 \$ S5 W16 S53 FOP=[YR=2013] S12 E16 N5 FGR=[YR=2013] E19 N40 W11 S18 W10 S22E2 \$W2 N7 W14 \$ E14 N15 E10 N18 E11 N25 \$ PTR= E30 FUS=[YR=2013] E35 S27 W15 N1 W20 N26 \$ W30 \$.

LAND DESCRIPTION

L NUSE CODECLS

LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSLUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000136CSFR INT100RSF-20.000.001.00LT1.001.001.0075,000.0075,000.0075,000

EXTRA FEATURES

95089 LILAC DR, FERNANDINA BEACH

BLD DATEXF DATEINC DATE

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LGL DATELAND DATEAG DATE

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10811CONCRETE B010000888.00SF5.205.20100201320133944,341

20476VF 6 SBPL010000115.00LF32.0032.00100201520153893,275

30911SCRN RM A010000496.00SF17.5017.50100202220223978,420

40855CONC PAVER010000643.00SF10.0010.001002022202231006,430

TOTAL OB/XF

22,466

REVIEW DATE

10/19/2022

BY

DJ

Total Acres: 0.00

Total Land Value: 75,000

Market: 0

Agricultural: 0

Common: 75,000

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