BLOCK 3 LOT 11
IN OR 743 PG 1681
R498046 & R498047

LITTLE BETTZAYDA Z
85004 LONNIE CREWS RD
FERNANDINA BEACH, FL 32034

2024

36-2N-27-525P-0003-0110

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

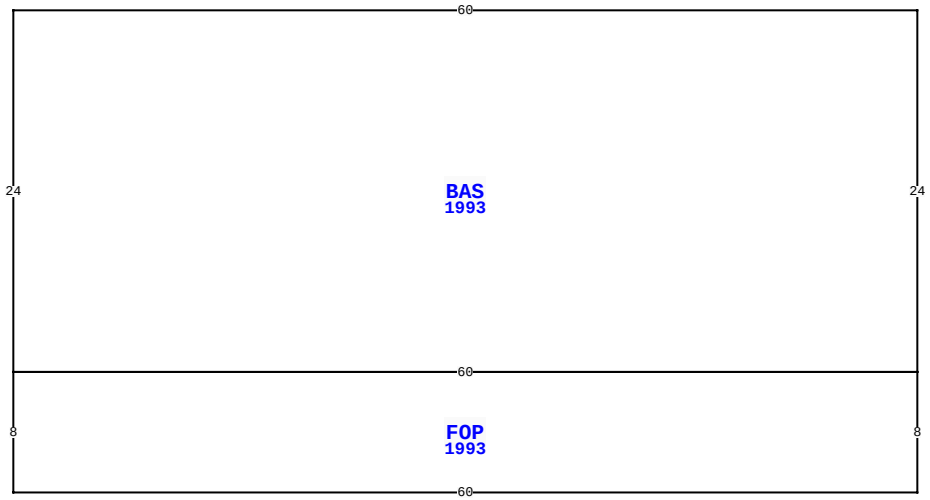
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4004.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100	1,440	32,659
FOP	480	30	144	3,266
TOTALS	1,920		1,584	35,925

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,584	108.0000	75.60	119,750	1974	1990	0	0	0	70.00	30.00

1 M/H 93- – 100% - 1996 Heated Area: 1440 HX Base Yr 1996



85004 LONNIE CREWS RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/26/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		35,925
TOTAL MARKET OB/XF VALUE		22,152
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		143,077
SOH/AGL Deduction		91,467
ASSESSED VALUE		51,610
TOTAL EXEMPTION VALUE	HX HB	26,610
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		143,077
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		140,943

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1413972	REPAIR/RRF	5,000	06/06/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0743/1681	11/09/1995	QC	U	I	01	100
GRANTOR: LITTLE ROBERT & BERTH						
GRANTEE: LITTLE BETTZAYDA						
0667/0745	9/25/1992	WD	U	I	10	6,000
GRANTOR: SHEFFIELD WM ETAL						
GRANTEE: LITTLE ROBT & BERTH						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W60 S24 FOP=[YR=1993] S8 E60 N8 W60 $ E60 N24 $
.

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
1	0510	GARAGE WD-	0	100	24	30	720.00	SF	35.00	35.00	100	1990	1990	3	20	5,040	
2	0510	GARAGE WD-	0	100	30	40	1,200.00	SF	35.00	35.00	100	1986	1986	3	20	8,400	
3	1242	WD DECK A	0	100	6	6	36.00	SF	10.00	10.00	100	1990	1990	3	20	72	
4	0681	POLE SHED	0	100	30	12	360.00	SF	15.00	15.00	100	2005	2005	3	40	2,160	
5	0351	CARPORT MT	0	100	40	18	720.00	SF	10.00	10.00	100	2020	2020	3	90	6,480	

LAND DESCRIPTION

TOTAL OB/XF 22,152

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
1	000102	C	SFR/MH	100		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

REVIEW DATE 06/11/2021 BY KWA Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 08/06/2024 BY SYS