LOT 210
PINEY ISLAND I PB 4/69

HOLT WILLIAM S
92042 CRANE DRIVE
FERNANDINA BEACH, FL 32034

2024

37-2N-28-5000-0210-0000

BUILDING CHARACTERISTICS

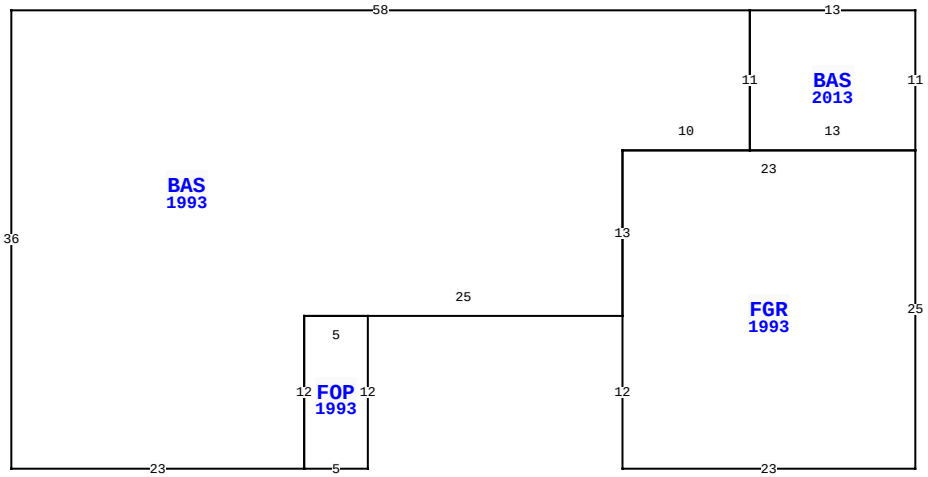
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4016.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,538	100	1,538	209,711
BAS	143	100	143	19,498
FGR	575	55	316	43,088
FOP	60	30	18	2,454
TOTALS	2,316		2,015	274,751

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,015	135.9309	169.91	342,369	1979	2000	0	0	0	19.75	80.25

1 SNGL FAM – 100% - 2023 Heated Area: 1681 HX Base Yr 2023



92042 CRANE DR, FERNANDINA BEACH

BLD DATE	03/03/2023 NW	LGL DATE	
XF DATE		LAND DATE	03/22/2024 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 7	Tax Dist:	
BUILDING MARKET VALUE		274,751
TOTAL MARKET OB/XF VALUE		16,993
TOTAL LAND VALUE - MARKET		150,000
TOTAL MARKET VALUE		441,744
SOH/AGL Deduction		88,011
ASSESSED VALUE		353,733
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		303,733
TOTAL JUST VALUE		441,744
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		381,030

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1802575	9 WINDOWS	6,500	04/01/2018
B1703076	REMODEL	15,000	05/01/2017
B1702301	FNDTN REPAIR	12,894	04/01/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2615/1650	1/27/2023	QC	U	I	11	100
GRANTOR: HOLT STEPHANIE A						
GRANTEE: HOLT WILLIAM S						
2141/0002	5/12/2017	WD	U	I	11	100
GRANTOR: SIKES ALICE M						
GRANTEE: HOLT WILLIAM S & ST						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W58 S36 E23 FOP=[YR=1993] E5 N12 W5S12$ N12 E25 FGR=[YR=1993] S12 E23 N25 BAS=[YR=2013] N11 W13 S11E13 $ W23 S13 $ N13 E10 N11$.

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	0810	CONCRETE A	0	100	0	0	183.00	SF	6.50	6.50	100	1980	1980	3	32.5	387	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1980	1980	3	46.5	1,628	
3	0812	CONCRETE C	0	100	0	0	2,334.00	SF	4.00	4.00	100	2001	2001	3	80	7,469	
4	0350	CARPORT WD	0	100	40	29	1,160.00	SF	13.00	13.00	100	2001	2001	3	20	3,016	
5	0350	CARPORT WD	0	100	24	24	576.00	SF	13.00	13.00	100	2013	2013	3	60	4,493	

LAND DESCRIPTION

TOTAL OB/XF 16,993

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	000100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	150,000.00	150,000.00	150,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 150,000 Market: 0 Agricultural: 0 Common: 150,000 PRINTED 08/06/2024 BY SYS