



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 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	2	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
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NEIGHBORHOOD/LOC	4019.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,695	100	1,695	214,035
FGR	460	55	253	31,947
FOP	129	30	39	4,925
PTO	96	5	5	632

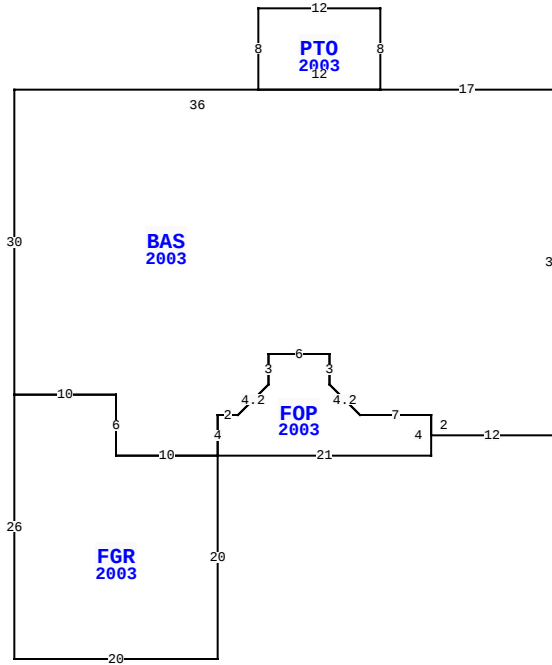
TOTALS	2,380		1,992	251,539
EXTRA FEATURES				
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W
1	0811	CONCRETE B	0 100	0 0
2	1242	WD DECK A	0 100	0 0
3	0811	CONCRETE B	0 100	0 0

L N	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	0811	CONCRETE B	0 100	0 0	1,110.00	SF	5.20	5.20	100	2003	2003	3	83	4,791	
2	1242	WD DECK A	0 100	0 0	500.00	SF	10.00	10.00	100	2004	2004	3	22	1,100	
3	0811	CONCRETE B	0 100	0 0	525.00	SF	5.20	5.20	100	2008	2008	3	89	2,430	

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	UNIT PRICE
1	000100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00

REVIEW DATE	11/25/2019	BY	KWNW
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MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,992	111.6220	139.53	277,944	2003	2003	0	0	0	9.50	90.50
1 SNGL FAM - 100% - 2008 Heated Area: 1695 HX Base Yr 2008												



96038 BARNWELL CIR, FERNANDINA BEACH									
BLD DATE					LGL DATE				
XF DATE					LAND DATE				
INC DATE					AG DATE				

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											PAGE 1 of 2 4
VALUATION BY											STANDARD
Tax Group: 4											Tax Dist:
BUILDING MARKET VALUE											263,074
TOTAL MARKET OB/XF VALUE											8,321
TOTAL LAND VALUE - MARKET											75,000
TOTAL MARKET VALUE											346,395
SOH/AGL Deduction											161,720
ASSESSED VALUE											184,675
TOTAL EXEMPTION VALUE											50,000
BASE TAXABLE VALUE											134,675
TOTAL JUST VALUE											346,395
NCON VALUE											0
INCOME VALUE											
PREVIOUS YEAR MKT VALUE											311,587

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E20812	ELEC OTHER	3,000	05/01/2008
R11225	REPAIR/RRF	1,620	04/01/2008
B0209850	NEW CONSTR	125,519	06/01/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2462/1830	5/15/2021	QC U	I	I	11	100
GRANTOR: JACKSON LINDA RUGLAK						
GRANTEE: JACKSON BRUCE						
1532/0852	10/26/2007	WD Q	I			265,000
GRANTOR: COURTER WALTER & JANE						
GRANTEE: JACKSON BRUCE G & L						

BUILDING NOTES															
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BUILDING DIMENSIONS															
BAS=[YR=2003] W17 PTO=[YR=2003] N8 W12 S8 E12\$ W36 S30 FGR=[YR=2003] S26 E20 N20 W10 N6 W10\$ E10 S6 E10 FOP=[YR=2003] E21 N4 W7 U3 L3 N3 W6 S3 L3 D3 W2 S4\$ N4 E2 U3 R3 N3E6 S3 R3 D3 E7 S2 E12 N34\$.															

JACKSON BRUCE
96038 BARNWELL CIR
FERNANDINA BEACH, FL 32034

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