

LOT 6
GRANDE OAKS AT AMELIA REPLAT
PB 7/280

VALLE MICHELLE M/IGNACIO LUIS A
96015 OAK CANOPY LN
FERNANDINA BEACH, FL 32034

2024

39-2N-28-0680-0006-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		04
NEIGHBORHOOD/LOC	4069.00	

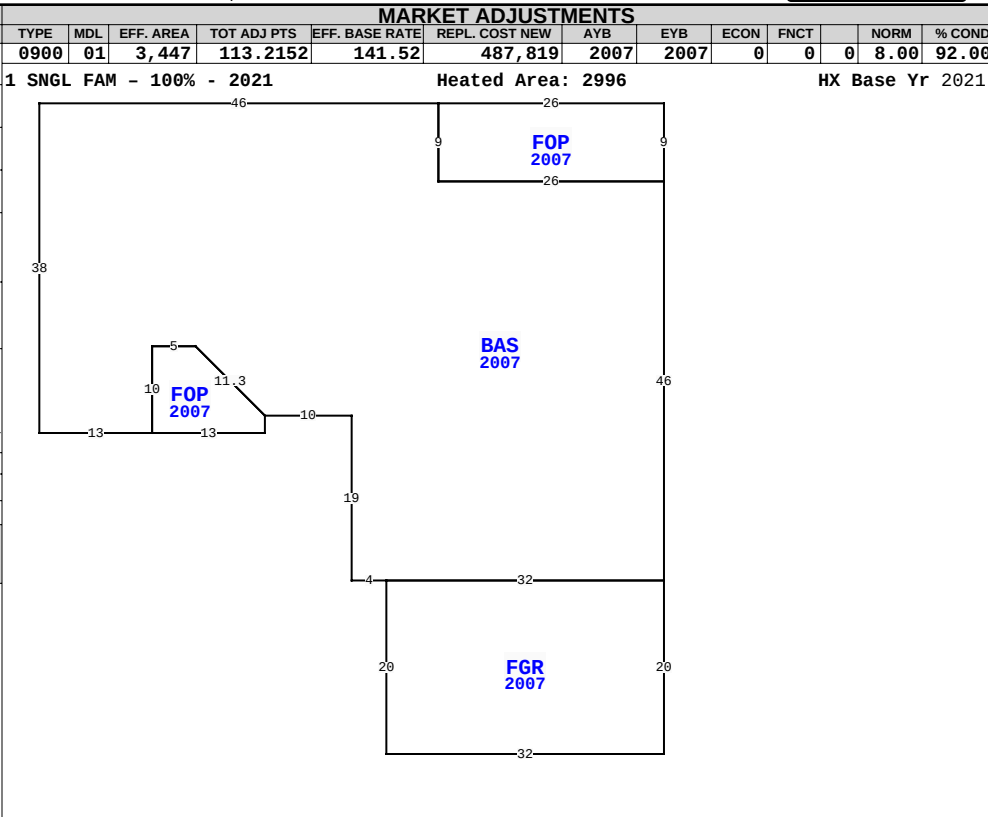
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,996	100	2,996	390,074
FGR	640	55	352	45,830
FOP	98	30	29	3,776
FOP	234	30	70	9,114

TOTALS	3,968		3,447	448,793
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0855	CONC PAVER	0	100	0	0	2,097.00	SF	10.00
3	0911	SCRN RM A	0	100	40	30	1,200.00	SF	17.50
4	0855	CONC PAVER	0	100	0	0	836.00	SF	10.00
5	0861	POOL GUNIT	0	100	26	14	364.00	SF	85.00
6	0462	ST/AL FNC	0	100	100	0	600.00	SF	10.00
7	0871	POOL HTR R	0	100	0	0	1.00	UT	2,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		RSF-1	0.00	0.00	1.00

REVIEW DATE 04/22/2024 BY KBA



BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
3,500.00	100	2007	2007	3	91	3,185	
10.00	100	2007	2007	3	88	18,454	
17.50	100	2012	2012	3	55	11,550	
10.00	100	2012	2012	3	93	7,775	
85.00	100	2012	2012	3	68	21,039	
10.00	100	2012	2012	3	68	4,080	
2,000.00	100	2012	2012	3	55	1,100	

TOTAL OB/XF									
67,183									
UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR
LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000		

Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					448,793				
TOTAL MARKET OB/XF VALUE					67,183				
TOTAL LAND VALUE - MARKET					85,000				
TOTAL MARKET VALUE					600,976				
SOH/AGL Deduction					187,783				
ASSESSED VALUE					413,193				
TOTAL EXEMPTION VALUE					HX HB 50,000				
BASE TAXABLE VALUE					363,193				
TOTAL JUST VALUE					600,976				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					644,678				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2006012	REPAIR/RRF	0	07/01/2020
B25788	ADDITION	25,636	03/01/2012
B25467	SWIM POOL	28,000	01/01/2012
B0618016	NEW CONSTR	0	11/01/2006
C18016	CO ISSUED	0	11/01/2006
M12261	MECH OTHER	0	11/01/2006

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2414/1635	12/08/2020	WD	Q	I	01	525,000	
GRANTOR: KRINKE GORDON K & TRA							
GRANTEE: VALLE MICHELLE M &							
1772/0706	1/03/2012	LE	U	I	30	100	
GRANTOR: KRINKE GORDON K & TRA							
GRANTEE: KRINKE TIFFANY MORG							

BUILDING NOTES									
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BUILDING DIMENSIONS									
FOP=[YR=2007] W26 BAS=[YR=2007] W46S38 E13 FOP=[YR=2007] E13 N2 U8 L8 W5 S10\$ N10 E5 R8 D8 E10 S19 E4 FGR=[YR=2007] S20 E32 N20 W32\$ E32 N46 W26 N9\$ S9 E26 N9\$.									

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