

SUB LOT E R407601 & R407602
IN OR 1915/1343
D A COOK REPLAT OR 23/58

MAREADY EARLY R
95002 JASPER WAY
FERNANDINA BEACH, FL 32034

2024

45-2N-28-5220-000E-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floop	14	CARPET 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	04	DIST 01 100

Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100	1,560	32,760
UOP	128	25	32	672
UOP	160	25	40	840
TOTALS	1,848		1,632	34,272

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0940	SHEDS/PORT	0	0	6	9	54.00	SF	30.00
2	0810	CONCRETE A	0	0	5	24	120.00	SF	6.50
3	0810	CONCRETE A	0	0	20	24	480.00	SF	6.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000102	C	SFR/MH	0	0005	RSF-	1220.00	235.00	0.99

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0820	02	1,632	100.0000	70.00	114,240	1976	1976	0	0	0	70.00	30.00	
1 M/H 93- - 0% - 0													
Heated Area: 1560													
HX Base Yr													
95077 COOK RD, FERNANDINA BEACH													

TOTAL OB/XF													
2,383													
95077 COOK RD, FERNANDINA BEACH													
BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													
05/30/2023 MLU													

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 4
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		34,272	
TOTAL MARKET OB/XF VALUE		2,383	
TOTAL LAND VALUE - MARKET		74,250	
TOTAL MARKET VALUE		110,905	
SOH/AGL Deduction		41,451	
ASSESSED VALUE		69,454	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		69,454	
TOTAL JUST VALUE		110,905	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		108,543	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1915/1343	5/05/2014	QC	U	I	11	100	
GRANTOR: LLOYD BETTY J							
GRANTEE: MAREADY EARLY R							
0941/0502	7/18/2000	WD	U	I	10	22,500	
GRANTOR: READDICK HARRY D & MA							
GRANTEE: LLOYD LAYTON D & BE							

BUILDING NOTES									

BUILDING DIMENSIONS									
UOP=[YR=1993] W16 S8 BAS=[YR=1993] W49 S24 E34									
UOP=[YR=1993] S8 E20 N8 W20 \$ E31 N24 W16 \$ E16 N8 \$.									