

LOT 9
IN OR 1937/1846
FIDDLERS WALK PB 5/237

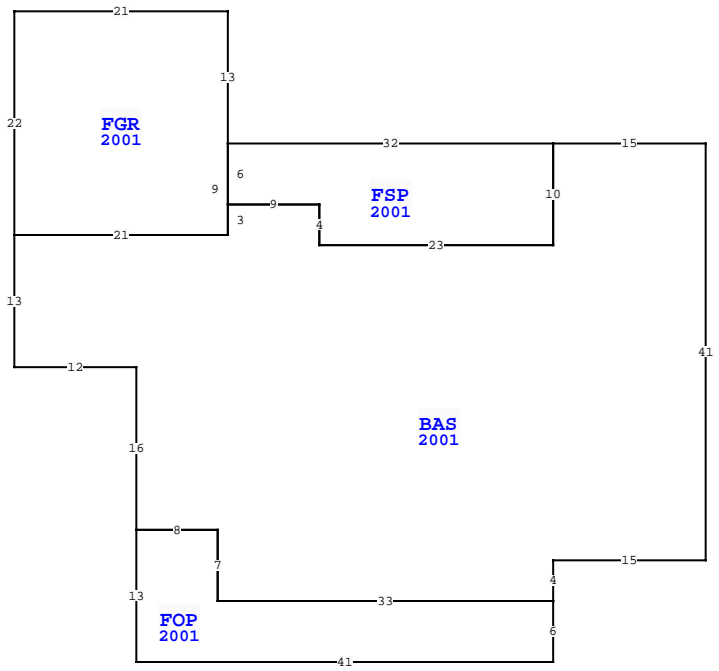
CHIPMAN BETSY E
96044 HIDDEN MARSH LANE
FERNANDINA BEACH, FL 32034

2024

46-3N-28-507F-0009-0000


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	60
Interior Floor	14	CARPET	40
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
Occupancy	00	NONE	100
Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4021.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	2,195	100	2,195
FGR	462	55	254
FOP	302	30	91
FSP	284	40	114
TOTALS	3,243		2,654

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,654	110.2080	137.76	365,615	2001	2001	0	0	11.00	89.00
1 SNGL FAM - 100% - 2015											
Heated Area: 2195											
HX Base Yr 2015											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			325,397
TOTAL MARKET OB/XF VALUE			11,488
TOTAL LAND VALUE - MARKET			95,000
TOTAL MARKET VALUE			431,885
SOH/AGL Deduction			176,055
ASSESSED VALUE			255,830
TOTAL EXEMPTION VALUE	HX HB WX		55,000
BASE TAXABLE VALUE			200,830
TOTAL JUST VALUE			431,885
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			406,108

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2101525	REPAIR/RRF	19,000	02/01/2021
B23054	XFOB	4,544	11/01/2009
B018282	NEW CONSTR	165,000	05/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1937/1846	9/15/2014	WD Q	Q	I	02	282,600
GRANTOR: SCHLOTTERBECK KURT E						
GRANTEE: CHIPMAN JOHN D & BE						
1016/0496	10/26/2001	WD Q	Q	I		200,000
GRANTOR: WOODS JAMES W						
GRANTEE: SCHLOTTERBECK KURT						

EXTRA FEATURES																
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	0855	CONC PAVER	0	100	0	0		7.00	7.00	100	2001	2001	3	80	650	
2	0812	CONCRETE C	0	100	0	0		4.00	4.00	100	2001	2001	3	80	10,838	

TOTAL OB/XF										11,488						

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPH 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	0003	RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	95,000.00	95,000.00	95,000							

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=2001] W15 FSP=[YR=2001] W32 FGR=[YR=2001] N13 W21 S22 E21 N9 \$ S6 E9 S4 E23 N10 \$ S10 W23 N4 W9 S3 W21 S13 E12 S16 FOP=[YR=2001] S13 E41 N6 W33 N7 W8 \$ E8 S7 E33 N4 E15 N41 \$.									