

PIPER KATHRYN E
108 CORMORANT CT
FERNANDINA BEACH, FL 32034

52-3N-27-0000-0002-0550

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

05AVERAGE 100

03GABLE/HIP 100

03COMP SHNGL 100

05DRYWALL 100

08SHT VINYL 50

14CARPET 50

03CENTRAL 100

04AIR DUCTED 100

2 100
2 100

02WOOD FRAME 100

0 0 100
0 0 100

03Quality Level 03

0200MOBILE HOME

MKT AREA04

4053.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAS89610089649,459

TOTALS89689649,459

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHY ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10810CONCRETE A0000359.00SF6.506.50100200920093902,100

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

1000102CSFR/MH00006OR0.000.001.35AC1.001.001.0080,000.0080,000.00108,000

REVIEW DATE03/23/2022BYNWA

Total Acres: 1.35Total Land Value: 108,000Market: 0Agricultural: 0Common: 108,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

080002896115.000086.2577,280200920090036.0064.00

Heated Area: 896HX Base Yr

BAS2010

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE54,024

TOTAL MARKET OB/XF VALUE2,100

TOTAL LAND VALUE - MARKET108,000

TOTAL MARKET VALUE164,124

SOH/AGL Deduction47,730

ASSESSED VALUE116,394

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE116,394

TOTAL JUST VALUE164,124

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE162,403

PERMIT NUMDESCRIPTIONAMTISSUED

C5143CO ISSUED002/12/2009

E21391NEW CONSTR011/01/2008

MH5143MH MOVE-ON011/01/2008

M14238H/AC011/01/2008

P13549NEW CONSTR011/01/2008

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE

2012/169411/05/2015QC U I I 11100

GRANTOR: TERWILLIGER KATHY

GRANTEE: PIPER KATHRYN E

1885/069410/08/2013QC U I I 11100

GRANTOR: TERWILLIGER GEORGE

GRANTEE: TERWILLIGER KATHY

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2010] W56 S16 E56 N16\$.

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