BLOCK 14 LOT 5
AMERICAN BEACH SUB #2 PB 3/6

GREEN DELORIS R L/E/
9018 GREENLEAF RD
JACKSONVILLE, FL 32208

2025

00-00-30-010B-0014-0050

BUILDING CHARACTERISTICS

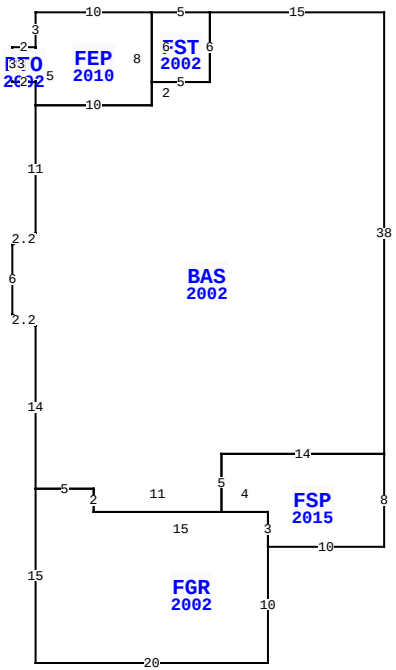
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	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 03
NEIGHBORHOOD/LOC	3038.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,114	100	2002	1,114	115,486
FEP	80	80	2010	64	6,635
FGR	270	55	2002	148	15,343
FSP	100	40	2015	40	4,147
FST	30	55	2002	16	1,659
PTO	6	5	2002	0	0
TOTALS	1,600			1,382	143,268

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,382	116.4800	116.48	160,975	2002	2002	0	0	0	11.00	89.00

1 SINGLE FAM – 0% - 0 Heated Area: 1114 HX Base Yr



5425 ERVIN ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2024 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE	143,268
TOTAL MARKET OB/XF VALUE	5,845
TOTAL LAND VALUE - MARKET	375,000
TOTAL MARKET VALUE	524,113
SOH/AGL Deduction	244,056
ASSESSED VALUE	280,057
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	280,057
TOTAL JUST VALUE	524,113
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	517,826

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0209962	NEW CONSTR	94,650	07/01/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2791/85	5/14/2025	QC	U	I	11	100
GRANTOR: GREEN DELORIS R						
GRANTEE: GREEN ERIC B						
0990/1144	6/07/2001	WD	Q	V		12,500
GRANTOR: PAULINE LARRY EDWARD						
GRANTEE: GREEN WILLIAM & DEL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W15 FST=[YR=2002] W5 FEP=[YR=2010] W10 S3 PTO=[YR=2002] W2 S3 E2 N3 $ S5 E10 N8 $ S6 E5 N6 $ S6 W5 S2 W10 S11 D1 L2 S6 R2 D1 S14 FGR=[YR=2002] S15 E20 N10 FSP=[YR=2015] E10 N8 W14 S5 E4 S3$ N3 W15 N2 W5 $ E5 S2 E11 N5 E14 N38 $.

EXTRA FEATURES

LN	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	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2002	2002	3	85	2,975	
2	0811	CONCRETE B	0	0	0	0	690.00	SF	5.20	5.20	100	2002	2002	3	80	2,870	

LAND DESCRIPTION

TOTAL OB/XF 5,845

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	0		RSF-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	7,500.00	7,500.00	375,000							

REVIEW DATE 04/17/2020 BY DJA Total Acres: 0.00 Total Land Value: 375,000 Market: 0 Agricultural: 0 Common: 375,000 PRINTED 07/30/2025 BY SYS