LOT 13
IN OR 2093/1470
BELLE GLADE SUB PB 3/55

PROFIT ENTERPRISES LLC
2141 PARK ST
JACKSONVILLE, FL 32204

2025

00-00-30-0140-0013-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

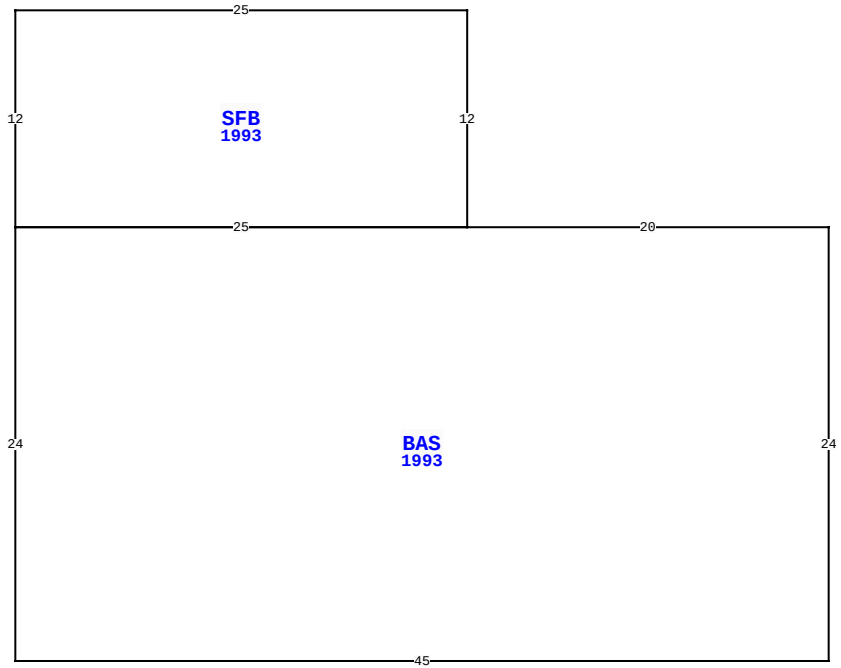
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3047.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100	1993	1,080	107,064
SFB	300	80	1993	240	23,792
TOTALS	1,380			1,320	130,857

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,320	119.0800	119.08	157,186	1958	1985	0	0	0	16.75	83.25

1 SINGLE FAM – 0% - 0 Heated Area: 1320 HX Base Yr



BLD DATE	10/03/2007 KK	LGL DATE	
XF DATE		LAND DATE	04/14/2025 MLU
INC DATE		AG DATE	

5004 KAREN ST, FERNANDINA BEACH

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE	153,615
TOTAL MARKET OB/XF VALUE	3,055
TOTAL LAND VALUE - MARKET	250,000
TOTAL MARKET VALUE	406,670
SOH/AGL Deduction	86,342
ASSESSED VALUE	320,328
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	320,328
TOTAL JUST VALUE	406,670
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	349,743

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1632448	24 X 45	48,200	06/01/2016
B24037	REMODEL	350	10/01/2010
B24018	REMODEL	250	10/01/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2093/1470	1/10/2017	WD	U	I	30	108,400
GRANTOR: WILLIAMS JAMES R JR						
GRANTEE: PROFIT ENTERPRISES						
1529/1412	10/09/2007	QC	Q	I	01	100
GRANTOR: WILLIAMS JAMES R JR &						
GRANTEE: WILLIAMS JAMES R JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W20 SFB=[YR=1993] N12 W25 S12 E25$ W25 S24 E45 N24 $.

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	1242	WD DECK A	0	0	0	0	470.00	SF	10.00	10.00	100	2015	2015	3	65	3,055	

LAND DESCRIPTION

TOTAL OB/XF 3,055

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	250,000.00	250,000.00	250,000							

REVIEW DATE 07/29/2022 BY KBA Total Acres: 0.00 Total Land Value: 250,000 Market: 0 Agricultural: 0 Common: 250,000 PRINTED 07/30/2025 BY SYS

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2025

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BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall		N/A 100
Interior Floo	03	CONC FINSH 100
Air Condition	99	N/A 100
Heating Type		N/A 100
Bedrooms		0 100
Bathrooms		0 100
Frame	05	STEEL 100
Stories	0	0 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06

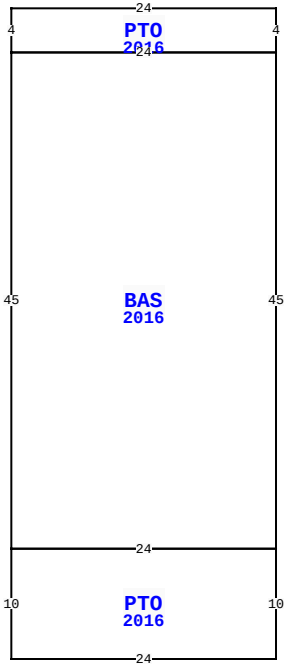
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 03
NEIGHBORHOOD/LOC 3047.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100	2016	1,080	22,406
PTO	96	5	2016	5	104
PTO	240	5	2016	12	249
TOTALS	1,416			1,097	22,758

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6500	01	1,097	60.9500	22.55	24,737	2016	2016	0	0	0	8.00	92.00

2 GARAGE RES – 0% - 0 Heated Area: 1080 HX Base Yr



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GRANTOR: WILLIAMS JAMES R JR &						
GRANTEE: WILLIAMS JAMES R JR						

BUILDING NOTES

BUILDING DIMENSIONS

PTO=[YR=2016] W24 S4 BAS=[YR=2016] S45 PTO=[YR=2016] S10 E24 N10 W24$ E24 N45 W24$ E24 N4$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

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