LOT 36
BELLE GLADE SUB PB 3/55

LASSERRE CURTISS JARED
5012 ANTHONY STREET
FERNANDINA BEACH, FL 32034

2025

00-00-30-0140-0036-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 80
Exterior Wall	05	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
Bathrooms		1 100
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

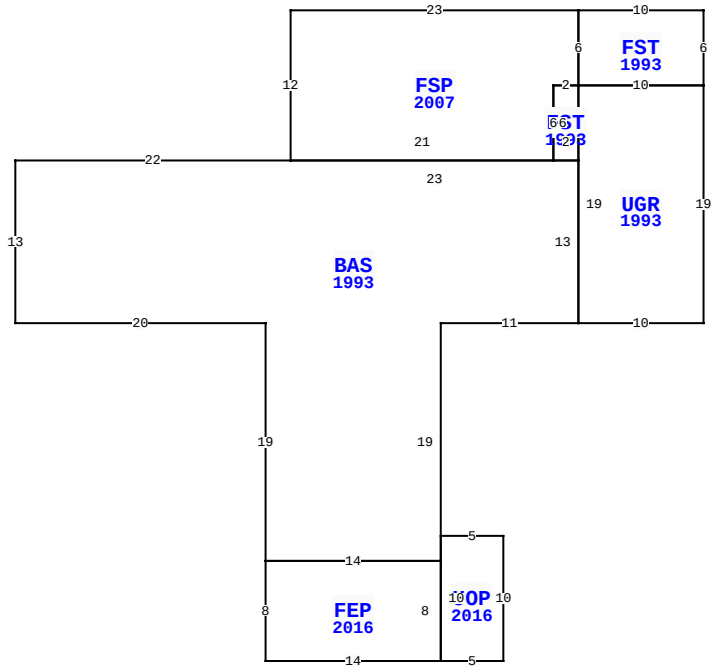
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 03
NEIGHBORHOOD/LOC 3047.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	851	100	1993	851	86,260
FEP	112	80	2016	90	9,123
FSP	264	40	2007	106	10,745
FST	12	55	1993	7	710
FST	60	55	1993	33	3,345
UGR	190	45	1993	86	8,717
UOP	50	20	2016	10	1,013
TOTALS	1,539			1,183	119,913

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,183	115.1160	115.12	136,187	1960	2000	0	0	0	11.95	88.05

1 SINGLE FAM – 100% - 2006 Heated Area: 851 HX Base Yr 2006



5012 ANTHONY ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		119,913
TOTAL MARKET OB/XF VALUE		5,414
TOTAL LAND VALUE - MARKET		250,000
TOTAL MARKET VALUE		375,327
SOH/AGL Deduction		233,415
ASSESSED VALUE		141,912
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		91,190
TOTAL JUST VALUE		375,327
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		320,173

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E941381	CHNGE SRVC	0	12/01/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2798/91	7/01/2025	WD	Q	I	01	392,000
GRANTOR: RIVAS VICKY ANN						
GRANTEE: LASSERRE CURTISS JA						
1347/1958	9/07/2005	WD	Q	I		216,200
GRANTOR: HOGAN ROBERT DR & DR						
GRANTEE: RIVAS VICKY ANN						

BUILDING NOTES

BUILDING DIMENSIONS

FST=[YR=1993] W10 FSP=[YR=2007] W23 S12 BAS=[YR=1993] W22 S13 E20 S19 FEP=[YR=2016] S8 E14 UOP=[YR=2016] E5 N10 W5 S10$ N8 W14 $ E14 N19 E11 UGR=[YR=1993] E10 N19 W10 FST=[YR=1993] W2 S6 E2 N6 $ S19 $ N13 W23 $ E21 N6 E2 N6 $ S6 E10 N6 $.

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	100	0	0	1.00	UT	3,500.00	3,500.00	100	1960	1960	3	21	735	
2	0811	CONCRETE B	0	100	0	0	804.00	SF	5.20	5.20	100	1987	1987	3	49.5	2,069	
3	0351	CARPORT MT	0	100	19	10	190.00	SF	6.60	6.60	100	1994	1994	3	20	251	
4	1242	WD DECK A	0	100	18	12	216.00	SF	10.00	10.00	100	2000	2000	3	20	432	
5	0351	CARPORT MT	0	100	20	15	300.00	SF	6.60	6.60	100	2004	2004	3	21	416	
6	0810	CONCRETE A	0	100	20	12	240.00	SF	6.50	6.50	100	2004	2004	3	83	1,295	
7	0680	POLE SHED	0	100	10	6	60.00	SF	10.00	10.00	100	2005	2005	3	36	216	

LAND DESCRIPTION

TOTAL OB/XF 5,414

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	100		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