

LOT 2
IN OR 2124/922
CASHEN WOOD SUB PB 5/221

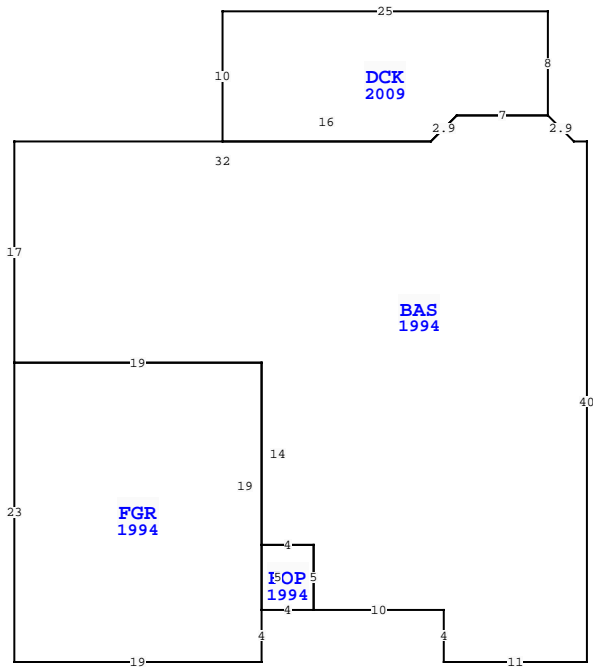
HOLMES RONALD A
2009 BONNIE OAKS DRIVE
FERNANDINA BEACH, FL 32034

2025

00-00-30-0174-0002-0000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 80	
Exterior Wall	20	FACE BRICK 20	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	13	LVT/LAMNT 70	
Interior Floor	08	SHT VINYL 30	
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	06	Quality Level 06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC		2012.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,265	100	1994
DCK	234	10	2009
FGR	437	55	1994
FOP	20	30	1994
TOTALS	1,956		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,534	130.2030	171.87	263,649	1994	1994	0	0	16.30	83.70
1 SNGL FAM - 100% - 2018 Heated Area: 1265 HX Base Yr 2018											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE			220,674
TOTAL MARKET OB/XF VALUE			9,080
TOTAL LAND VALUE - MARKET			140,000
TOTAL MARKET VALUE			369,754
SOH/AGL Deduction			193,852
ASSESSED VALUE			175,902
TOTAL EXEMPTION VALUE	HX HB VX		55,722
BASE TAXABLE VALUE			120,180
TOTAL JUST VALUE			369,754
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			344,582

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B00914	NEW CONSTR	56,876	03/01/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
2124/0922	6/02/2017	WD Q	Q	I	01	170,000
GRANTOR: SWIFT KELLY ANN &						
GRANTEE: HOLMES RONALD A						
1638/1845	9/04/2009	WD U	I	30		208,000
GRANTOR: SWIFT KELLY ANN						
GRANTEE: VOGES KEITH W & KEL						

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	0500	FP-PRE FAB	0	100	0	0		1.00	3,500.00	100	1994	1994	3	74	2,590	
2	0811	CONCRETE B	0	100	0	0		862.00	SF 5.20	100	1994	1994	3	66	2,958	
3	0810	CONCRETE A	0	100	9	4		36.00	SF 6.50	100	1994	1994	3	66	154	
4	0940	SHEDS/PORT	0	100	10	8		80.00	SF 20.10	100	1999	1999	3	20	322	
5	0855	CONC PAVER	0	100	25	18		450.00	SF 7.00	100	2018	2018	3	97	3,056	
TOTALS															9,080	

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 T	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	RES	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	140,000.00	140,000.00	140,000							