

LOT 6
IN OR 1505/748
THE COLONY PB 4/56

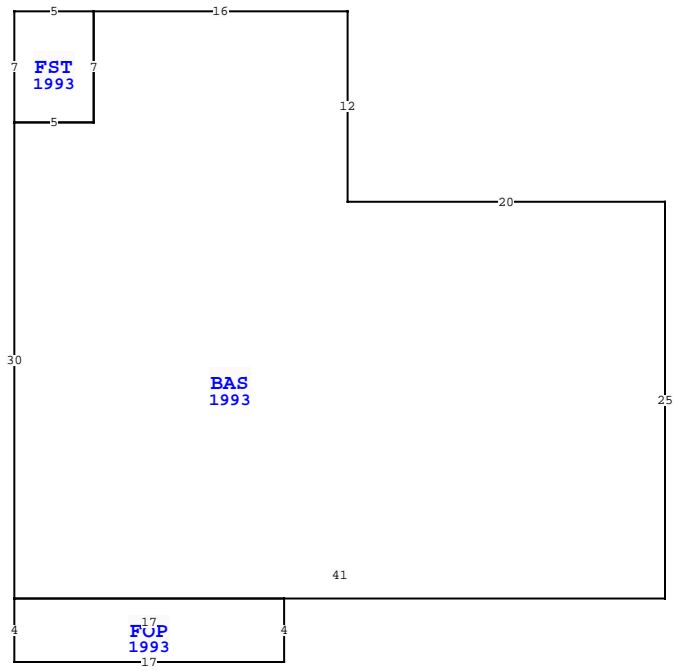
BAILEY JOYCE E IRREVOC LVG TRST
4633 CHINOOK LANE
FERNANDINA BEACH, FL 32034

2025

00-00-30-0190-0006-0000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	06	VINYL ASB	100
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		3029.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,242	100	1993
FOP	68	30	1993
FST	35	55	1993
TOTALS	1,345		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,281	109.2000	109.20	139,885	1972	1972	0	0	20.25	79.75
1 SINGLE FAM - 100% - 1995										Heated Area: 1242	HX Base Yr 1995



NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE			111,558
TOTAL MARKET OB/XF VALUE			1,454
TOTAL LAND VALUE - MARKET			175,000
TOTAL MARKET VALUE			288,012
SOH/AGL Deduction			205,462
ASSESSED VALUE			82,550
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			31,828
TOTAL JUST VALUE			288,012
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			282,822

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1505/0748	6/12/2007	QC	Q	I	01	100
GRANTOR: BAILEY JOYCE ELIZABET						
GRANTEE: BAILEY JOYCE IRREVO						
0713/1127	9/07/1994	QC	Q	I	01	100
GRANTOR: PLESS MARK A						
GRANTEE: BAILEY JOYCE ELIZAB						

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	0810	CONCRETE A	0	100	0	0			220.00	SF	6.50	1980	1980	3	30	429
2	0940	SHEDS/PORT	0	100	16	8			128.00	SF	21.30	1998	1998	3	20	545
3	0681	POLE SHED	0	100	16	8			128.00	SF	15.00	1998	1998	3	25	480
TOTALS															1,454	

LAND DESCRIPTION																								
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	0.70	250,000.00	175,000.00	175,000							