

**BOGGS SUSAN R L/E/
2128 CUMBERLAND COURT
FERNANDINA BEACH, FL 32034**

2025



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall16WD FR STUC 100
Roof Structur03GABLE/HIP 100
Roof Cover03COMP SHNGL 100
Interior Wall05DRYWALL 100
Interior Floo14CARPET 80
Interior Floo08SHT VINYL 20
Air Condition03CENTRAL 100
Heating Type04AIR DUCTED 100

Bedrooms
BathroomsFrame02WOOD FRAME 100

StoriesUnits1.1. 100
 0 100
BUD8 Adjustme05DIST 1A 100
Occupancy00NONE 100

Quality06Quality Level 06
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA02
NEIGHBORHOOD/LOC2009.00

	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS		1,157	100	1993	1,157	178,032
FGR		300	55	1993	165	25,389
FOP		16	30	1993	5	770
UOP		110	20	1993	22	3,385

TOTALS	1,583				1,349	207,577
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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0900011,349136.3440179.97242,780198519950014.5085.50

1 SNGL FAM - 100% - 2025Heated Area: 1157HX Base Yr 2025

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 8Tax Dist:

BUILDING MARKET VALUE207,577
TOTAL MARKET OB/XF VALUE2,609
TOTAL LAND VALUE - MARKET200,000
TOTAL MARKET VALUE410,186
SOH/AGL Deduction0
ASSESSED VALUE410,186
TOTAL EXEMPTION VALUEHX HB50,722
BASE TAXABLE VALUE359,464
TOTAL JUST VALUE410,186
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE350,446

PERMIT NUMDESCRIPTIONAMTISSUED

SALES DATA

OFF RECORD NumberDATETYPE INSTQ / U / V / I / RSN CD SALE PRICE

2736/1138/28/2024QCUII1150,000

GRANTOR:BOGGS SUSAN R

GRANTEE:REHBERT SUMMER B

2694/8242/13/2024WDDQQII01475,000

GRANTOR:MANGIAELE PAUL

GRANTEE:BOGGS SUSAN R

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W21 UOP=[YR=1993] N10 W11 S10 E11 \$ W17
FGR=[YR=1993] W12 S25 E12 N25 \$ S25 E11 FOP=[YR=1993] S4 E4
N4 W4 \$ E4 S9 E23 N34 \$.

LAND DESCRIPTIONTOTAL OB/XF2,609

LNUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPUNIT TDPH FACT% CONDTOT ADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCNSRV

1000100CRES100RSF-290.00121.001.00LT1.001.001.00200,000.00200,000.00200,000PRINTED 07/30/2025 BY SYS

REVIEW DATE01/31/2024BYKBA

Total Acres: 0.00Total Land Value: 200,000Market: 0Agricultural: 0Common: 200,000