

SORUM PATRICIA LYNN
2064 NEPTUNE CT
FERNANDINA BEACH, FL 32034

00-00-30-0411-0020-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall10ABOVE AVG 90

Exterior Wall20FACE BRICK 10

Roof Structure08IRREGULAR 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 80

Interior Floo08SHT VINYL 20

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms2 100

Frame Stories Units02WOOD FRAME 100

1. 100

0 100

Occupancy00NONE 100

Quality06Quality Level 06

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA02

NEIGHBORHOOD/LOC2008.00

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,67210019931,672235,290

FGR36055199319827,864

FGR37555199820628,989

FOP3030199891,266

TOTALS2,4372,085293,409

MARKET ADJUSTMENTS

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

0900012,085125.0970165.13344,296198919950014.7885.22

1 SNGL FAM - 100% - 2024Heated Area: 1672HX Base Yr 2024

The map shows a large rectangular lot divided into several smaller sections. The main section is labeled 'BAS 1993' and has a width of 48 and a height of 14. To its right is a smaller section labeled 'FOP 1998' with a width of 6 and a height of 3. Below the 'BAS 1993' section is another section labeled 'FGR 1993' with a width of 20 and a height of 13. To the right of the 'FGR 1993' section is a larger section labeled 'FGR 1998' with a width of 25 and a height of 15. The map also shows various other dimensions and labels for different parts of the property.

VALUATION BYSTANDARD

Tax Group: 8Tax Dist:

BUILDING MARKET VALUE293,409

TOTAL MARKET OB/XF VALUE12,350

TOTAL LAND VALUE - MARKET200,000

TOTAL MARKET VALUE505,759

SOH/AGL Deduction50,682

ASSESSED VALUE455,077

TOTAL EXEMPTION VALUEHX HB DX55,722

BASE TAXABLE VALUE399,355

TOTAL JUST VALUE505,759

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE442,252

PERMIT NUMDESCRIPTIONAMTISSUED

E984816GARAGE006/01/1998

B0970436ADDITION2,40011/20/1997

2892H/AC1,90001/24/1989

5419NEW CONSTR60,08801/09/1989

5625NEW CONSTR1,60001/10/1988

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / V I RSN CD SALE PRICE

2686/2411/03/2023QC U I 11100

GRANTOR:SORUM EMMY LOU LIVING

GRANTEE:SORUM PATRICIA LYNN

1134/08135/02/2003QC U I 18100

GRANTOR:SORUM EMMY LOU L/E

GRANTEE:SORUM EMMY LOU TRUS

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W48 S47 E6 N3 E5 N8 E11 N4 FOP=[YR=1998] E6
FGR=[YR=1993] S16 FGR=[YR=1998] S15 E25 N15 W25 \$ E20 N18 W20
S2\$ N5 W6 S5 \$ N5 E6 S3 E20 N8 R2 U2 N4 L2 U2 N14 \$.

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10500FP-PRE FAB0100001.00UT3,500.003,500.00100198919893642,240

20810CONCRETE A01001641656.00SF6.506.5010019891989354.52,324

30940SHEDS/POR01008864.00SF30.0030.0010019921992320384

40912SCRN RM G01000032.00SF20.0020.0010019981998320128

50351CARPORT MT01001012120.00SF10.0010.0010019931993320240

60810CONCRETE A010032163.00SF6.506.5010019891989354.5223

70825BRICK010000225.00SF12.5012.50100199819983922,588

80810CONCRETE A010000556.00SF6.506.50100199819983732,638

90810CONCRETE A010000334.00SF6.506.50100199819983731,585

TOTAL OB/XF12,350

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPED TDPPTH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES100RG-10.000.001.00LT1.001.001.00200,000.00200,000.00200,000

REVIEW DATE01/31/2024BYKBA

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

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