

PRICE CHARLENE C
842 OAK LANE
FERNANDINA BEACH, FL 32034

00-00-30-0430-0077-0000



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

08WD ON PLY 50

19COMMON BRK 50

03GABLE/HIP 100

03COMP SHNGL 100

05DRYWALL 100

14CARPET 70

08SHT VINYL 30

03CENTRAL 100

04AIR DUCTED 100
3 100
2 100

02WOOD FRAME 100
1. 100
0 100

05DIST 1A 100
00NONE 100

06Quality Level 06

0100SINGLE FAMILY

MAP NUMMKT AREA02

NEIGHBORHOOD/LOC2029.00

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,39310019931,393130,452

FST41655201022921,445

UOP162019933281

UST64451993292,716

TOTALS1,8891,654154,894

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHY FACTYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10810CONCRETE A01000064.00SF6.506.5010019901990357237

20811CONCRETE B0100001,170.00SF5.205.20100199019903573,468

31242WD DECK A01003414476.00SF7.507.5010019951995320714

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% COND TOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES100RSF-20.000.001.00LT1.001.001.00215,000.00215,000.00215,000

REVIEW DATE01/31/2024BYKBA

Total Acres: 0.00Total Land Value: 215,000Market: 0Agricultural: 0Common: 215,000

PRINTED 07/30/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0100011,654130.5250130.52215,880197519850028.2571.75

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 8Tax Dist:

BUILDING MARKET VALUE154,894

TOTAL MARKET OB/XF VALUE4,419

TOTAL LAND VALUE - MARKET215,000

TOTAL MARKET VALUE374,313

SOH/AGL Deduction267,370

ASSESSED VALUE106,943

TOTAL EXEMPTION VALUEHX HB WX55,722

BASE TAXABLE VALUE51,221

TOTAL JUST VALUE374,313

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE272,764

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / V / I / RSN CD SALE PRICE

0533/084912/22/1987WDQI33,000

GRANTOR:HATTON THOMAS EDWARD

GRANTEE:PRICE JAMES & C C

0276/00999/01/1978WDQI33,000

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W56 S29 E25 UOP=[YR=1993] S4 E4 N4W4\$ E20
FST=[YR=2010] E10 D3 R1 E4 U3 R2 E2 N21 UST=[YR=1993] N8
W8 S8E8\$ W19S21\$ N21 E11 N8\$.

842 OAK LN, FERNANDINA BEACH

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

04/28/2025MLU