

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	08	SHT VINYL 60	
Interior Floo	14	CARPET 40	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	0	0 100	
Units		0 100	
Quality	03	Quality Level 03	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2001.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,140	100	2018
TOTALS	1,140		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	1,140	115.6000	98.26	112,016	2017	2017	0	0	15.00	85.00		
1 M/H 94+ - 0% - 2025													
Heated Area: 1140													
HX Base Yr													
<div style="border: 1px solid black; padding: 10px; width: fit-content; margin: auto;"> <div style="display: flex; justify-content: space-between; width: 100%;"> 15 76 </div> <div style="text-align: center; margin: 10px 0;"> <p>BAS 2018</p> </div> <div style="display: flex; justify-content: space-between; width: 100%;"> 15 76 </div> </div>													
1471 ROBIN HOOD DR, FERNANDINA BEACH													
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		05/08/2025 MLU	

NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		95,214	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		180,000	
TOTAL MARKET VALUE		275,214	
SOH/AGL Deduction		0	
ASSESSED VALUE		275,214	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		275,214	
TOTAL JUST VALUE		275,214	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		248,954	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1803061	CO ISSUED	0	03/26/2018
B1710417	DEMOLITION	0	11/22/2017
BP4136	N/A	600	06/02/1987

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2162/0720	11/17/2017	FJ U	I	I	11	0
GRANTOR: MIXON MARVIN G EST						
GRANTEE: MIXON GERALDINE S L						
0618/0291	1/30/1991	WD Q	I	I	01	100
GRANTOR: CARTER ESTELLE M						
GRANTEE: MIXON MARVIN G						

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
1471 ROBIN HOOD DR, FERNANDINA BEACH																
TOTAL OB/XF 0																

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=2018] W76 S15 E76 N15 \$.													

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	DPHT 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	0		RM	100.00	100.00	100.00	FF		1.00	1.00	1.00	1,800.00	1,800.00	180,000							