

SLAVINSKAITE RASA
774 MCSWAIN RD
FERNANDINA BEACH, FL 32034

00-00-30-0800-0007-0100

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structur03COMMON BRK 100 GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall05DRYWALL 100

Interior Floo13LVT/LAMNT 80

Interior Floo11CLAY TILE 20

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms1.5 100

Frame03MASONRY 100

Stories Units1. 1. 100
0 100

BUD8 Adjustme05DIST 1A 100

Occupancy00NONE 100

Quality03Quality Level 03

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA02

NEIGHBORHOOD/LOC2018.00

TOTALS2,0961,682146,630

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTS

0100011,682128.2000

EFF. BASE RATEREPL. COST NEWAYB

128.20215,6321965

1 SINGLE FAM - 100% - 2014Heated Area: 1360HX Base Yr 2014

FST 1993

FST 2017

FOP 1993

PFO 1993

NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 8Tax Dist:

BUILDING MARKET VALUE146,630

TOTAL MARKET OB/XF VALUE2,404

TOTAL LAND VALUE - MARKET52,000

TOTAL MARKET VALUE201,034

SOH/AGL Deduction102,185

ASSESSED VALUE98,849

TOTAL EXEMPTION VALUE50,722

HX HBBASE TAXABLE VALUE48,127

TOTAL JUST VALUE201,034

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE194,911

SUBAREA MARKET VALUE

BAS 1993

FST 1993

FST 2017

FOP 1993

PFO 1993

SALES DATA

OFF RECORD NumberDATE

TYPE INSTQ U I V I RSN CD SALE PRICE

1767/055511/29/2011WD U I 1164,600

GRANTOR: SECRETARY OF HOUSING

GRANTEE: SLAVINSKAITE RASA

1757/18119/29/2011WD U I 12100

GRANTOR: WELLS FARGO BANK NA

GRANTEE: SECRETARY OF HOUSIN

BUILDING NOTES

BUILDING DIMENSIONS

FST=[YR=1993] W11 BAS=[YR=1993] W55 S28 E18 FOP=[YR=1993] S6 E28 N2PTO=[YR=1993] E20N4 FST=[YR=2017] N20 W20 S20E20\$ W20S4\$N4W28\$ E28 N20 E9 N8 \$ S8 E11 N8 \$.

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAP L WUNITSUTAdj RADJ UNIT PRICERIG CONDDPH FACTYEAR ONYEAR ACTUALQ % CONDADJ UNIT PRICEOB/XF MKT VALUENOTES

10500FP-PRE FAB0100001.00UT3,500.003,500.00100198019803441,540

20940SHEDS/PORT01008864.00SF30.0030.0010020112011345864

LAND DESCRIPTION

L NUSE CODECLS

LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPCT UNIT TYPEDTDPHT FACT% CONDADJ TOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES1000006RSF-280.00115.0080.00FF1.001.000.501,300.00650.0052,000