

LOT 27  
IN OR 1894/150  
OCEAN RIDGE PB 5/103 & 104

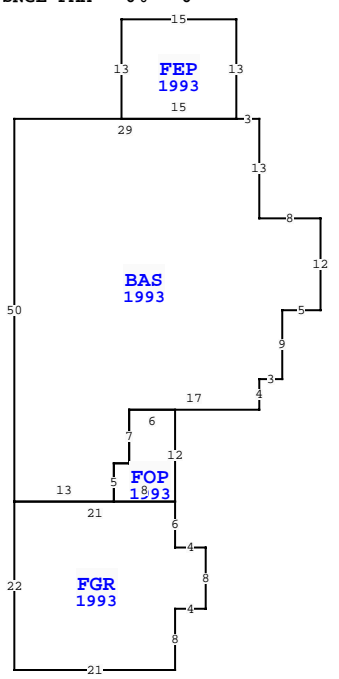
INGLIMA JERROLD D & THERESA B  
3520 GOLDENROD DR  
ALPHARETTA, GA 30005

**2025**

00-00-31-155R-0027-0000

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	16	WD FR STUC 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC		1075.00
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,509	100
FEP	195	80
FGR	494	55
FOP	82	30
TOTALS	2,280	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,962	105.4480	139.19	273,091	1988	1995		0	0	14.30
1 SNGL FAM - 0% - 0 Heated Area: 1509 HX Base Yr											



NASSAU COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		234,039
TOTAL MARKET OB/XF VALUE		5,526
TOTAL LAND VALUE - MARKET		300,000
TOTAL MARKET VALUE		539,565
SOH/AGL Deduction		97,008
ASSESSED VALUE		442,557
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		442,557
TOTAL JUST VALUE		539,565
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		488,581

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20140036	REPAIR/RRF	975	02/18/2014
20140340	REPAIR/RRF	4,100	02/18/2014
20060863	REPAIR/RRF	8,895	04/26/2006
4903	NEW CONSTR	59,395	06/22/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1894/0150	12/16/2013	WD	Q	I	02	206,900
GRANTOR: HUDSON ALBERT & SEAMA						
GRANTEE: INGLIMA JERROLD D &						
0554/0281	10/10/1988	WD	Q	I		101,800
GRANTOR: ALMAND CONSTRUCTION						
GRANTEE: HUDSON SEAMAN K						

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
1	0811	CONCRETE B	0	0	41	17	697.00	SF	5.20	5.20	100	1988	1988	3	52	1,885	
2	0810	CONCRETE A	0	0	0	0	262.00	SF	6.50	6.50	100	1988	1988	3	52	886	
3	0855	CONC PAVER	0	0	0	0	290.00	SF	10.00	10.00	100	2015	2015	3	95	2,755	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/30/2025	MLU

BUILDING NOTES														
BUILDING DIMENSIONS														
BAS=[YR=1993] W8 N13 W3 FEP=[YR=1993] N13 W15 S13 E15\$ W29 S50 FGR=[YR=1993] S22 E21 N8 E4 N8 W4 N6 FOP=[YR=1993] N12 W6 S7 W2 S5 E8\$ W21\$ E13 N5 E2 N7 E17 N4 E3 N9 E5 N12\$.														

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	DPH 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		R-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	300,000.00	300,000.00	300,000							