

BLOCK 136 LOT N3/4 OF 6 &
S1/2 OF S1/2 OF 7
IN OR 1765/1588

FLATHER MARGARET D
507 ROCKFISH ORCHARD DRIVE
AFTON, VA 22920

2025

00-00-31-1800-0136-0061



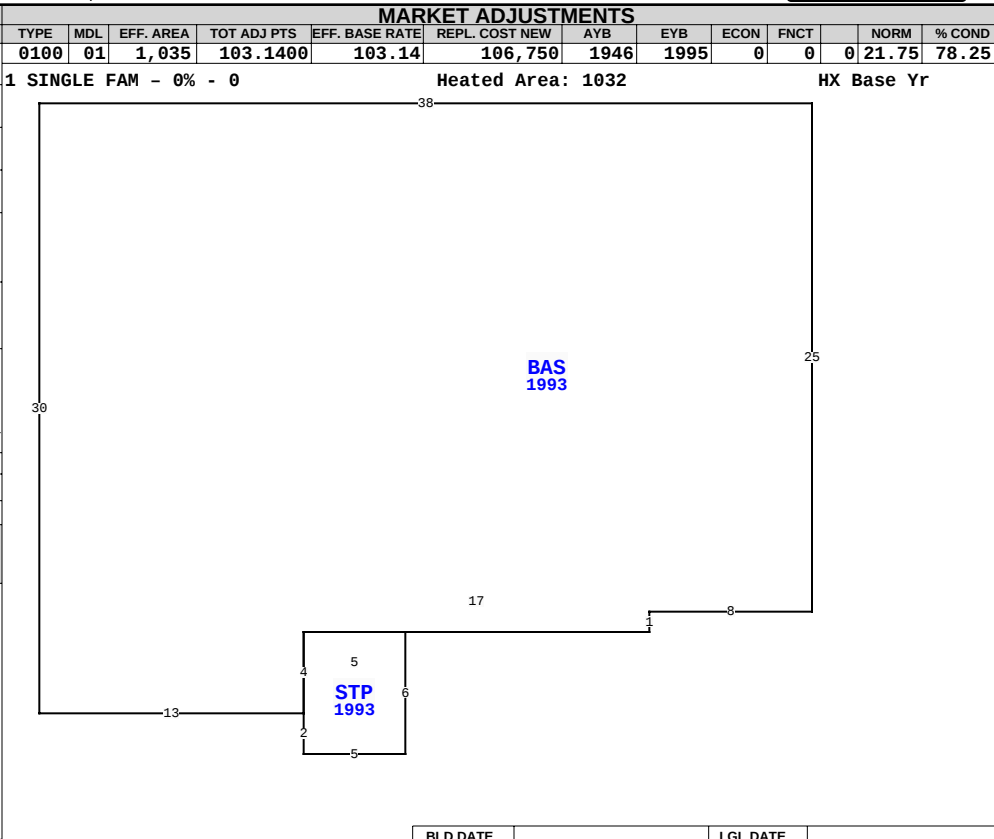
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	07	ASB SHNGLE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,032	100	1993	1,032	83,289
STP	30	10	1993	3	242
TOTALS	1,062			1,035	83,532

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0511	GARAGE CB-	0	0	20	26	520.00	SF	40.00	40.00	
2	0810	CONCRETE A	0	0	0	0	1,044.00	SF	6.50	6.50	
3	0350	CARPORT WD	0	0	7	26	182.00	SF	13.00	13.00	
4	0810	CONCRETE A	0	0	16	3	48.00	SF	6.50	6.50	
5	0810	CONCRETE A	0	0	3	52	156.00	SF	6.50	6.50	
6	0810	CONCRETE A	0	0	0	0	260.00	SF	6.50	6.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	RES	0	0003	R-2	100.00	100.00	100.00	FF	



TOTAL OB/XF											
8,842											

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	83,532		
TOTAL MARKET OB/XF VALUE	8,842		
TOTAL LAND VALUE - MARKET	297,500		
TOTAL MARKET VALUE	389,874		
SOH/AGL Deduction	102,896		
ASSESSED VALUE	286,978		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	286,978		
TOTAL JUST VALUE	389,874		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	369,517		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20011019	REROOF	4,000	05/29/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1765/1588	11/17/2011	WD	Q	I	02	170,000
GRANTOR: KAVAN STANLEY J JR &						
GRANTEE: FLATHER MARGARET D						
1163/0860	8/19/2003	WD	Q	I		178,000
GRANTOR: BEAUDOIN MICHAEL J						
GRANTEE: KAVAN STANLEY J JR						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W38 S30 E13 STP=[YR=1993] S2 E5N6 W5 S4 \$ N4 E17 N1 E8 N25 \$.											