LOT 147
NORTH HAMPTON PHASE 1 PB 6/215

SCHNEIDER JAY A & TINA J L/E/
96096 ROXABOGUE DR
FERNANDINA BEACH, FL 32034

2025

12-2N-27-1460-0147-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04

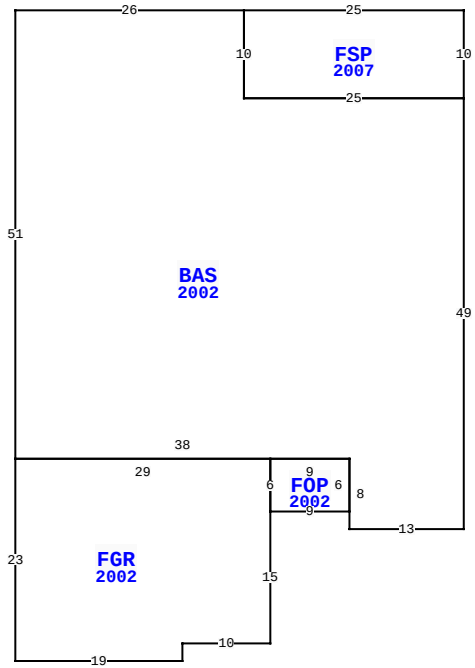
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4043.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,455	100	2002	2,455	362,894
FGR	647	55	2002	356	52,623
FOP	54	30	2002	16	2,365
FSP	250	40	2007	100	14,782
TOTALS	3,406			2,927	432,664

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,927	122.3880	161.55	472,857	2002	2007	0	0	0	8.50	91.50

1 SNGL FAM – 100% - 2013 Heated Area: 2455 HX Base Yr 2013



BLD DATE	03/29/2023	NW	LGL DATE
XF DATE			LAND DATE
INC DATE			AG DATE

96096 ROXABOGUE DR, FERNANDINA BEACH

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		432,664
TOTAL MARKET OB/XF VALUE		3,532
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		521,196
SOH/AGL Deduction		266,282
ASSESSED VALUE		254,914
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		204,192
TOTAL JUST VALUE		521,196
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		500,570

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20009248	REPAIR/RRF	19,448	10/27/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2702/477	3/27/2024	LE	U	I	11	100
GRANTOR: SCHNEIDER JAY A & TIN						
GRANTEE: MACKINZE SARA J						
1773/1637	1/11/2012	WD	Q	I	02	200,000
GRANTOR: BEARWALD MARK & CECIL						
GRANTEE: SCHNEIDER JAY A & T						

BUILDING NOTES

BUILDING DIMENSIONS

FSP=[YR=2007] W25 BAS=[YR=2002] W26 S51 FGR=[YR=2002] S23 E19 N2 E10 N15 FOP=[YR=2002] E9 N6 W9 S6 $ N6 W29 $ E38 S8 E13 N49 W25 N10 $ S10 E25 N10 $.

EXTRA FEATURES

LN	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	100	0	0	849.00	SF	5.20	5.20	100	2002	2002	3	80	3,532	

LAND DESCRIPTION

TOTAL OB/XF 3,532

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

REVIEW DATE 12/31/2019 BY NWA Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 07/30/2025 BY SYS