

CHARTIER JON-PAUL & MELISSA ANN
96028 ROXABOGUE DR
FERNANDINA BEACH, FL 32034

12-2N-27-1460-0152-0000

BUILDING CHARACTERISTICS

ELEMENT CD CONSTRUCTION

Exterior Wall Roof Structur

1608

WD FR STUC 100
IRREGULAR 100

Roof Cover Interior Wall

0305

COMP SHNGL 100
DRYWALL 100

Interior Floor Interior Floor

1112

CLAY TILE 70
HARDWOOD 30

Air Condition Heating Type

0304

CENTRAL 100
AIR DUCTED 100

Bedrooms Bathrooms Frame

402

100
3 100
WOOD FRAME 100

Stories Units Occupancy

100

1. 100
0 100
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 FGR FOP FSP

2,705 446 63 279

100 55 30 40

2003 2003 2003 2003

2,705 245 19 112

382,697 34,662 2,688 15,845

TOTALS

3,493

3,081

435,892

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 0500 FP-PRE FAB 0 100 0 0 1.00 UT 3,500.00 3,500.00 100 2003 2003 3 86 3,010

2 0811 CONCRETE B 0 100 0 0 1,195.00 SF 5.20 5.20 100 2003 2003 3 82 5,095

3 0462 ST/AL FNC 0 100 0 0 600.00 SF 10.00 10.00 100 2005 2005 3 36 2,160

LAND DESCRIPTION

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 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

01/06/2023

BY

NWA

Total Acres:

0.00

Total Land Value:

85,000

Market:

0

Agricultural:

0

Common:

85,000

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MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0900 01 3,081 116.4996 153.78 473,796 2003 2008 0 0 8.00 92.00

1 SNGL FAM - 100% - 2025 Heated Area: 2705 HX Base Yr

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BY STANDARD Tax Group: 4 Tax Dist: BUILDING MARKET VALUE 435,892 TOTAL MARKET OB/XF VALUE 10,265 TOTAL LAND VALUE - MARKET 85,000 TOTAL MARKET VALUE 531,157 SOH/AGL Deduction 0 ASSESSED VALUE 531,157 TOTAL EXEMPTION VALUE 13 531,157 BASE TAXABLE VALUE 0 TOTAL JUST VALUE 531,157 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 510,609

SALES DATA

OFF RECORD Number DATE TYPE INST Q / I V / I RSN CD SALE PRICE

2519/0599 12/06/2021 WD Q I 01 489,900

GRANTOR: TAYLOR DANA & STEPHAN GRANTEE: CHARTIER JON-PAUL & 1509/1083 7/02/2007 WD Q I 353,000 GRANTOR: WHITE ROBERT E & MARS GRANTEE: TAYLOR DANA & STEPH

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W29 S12 FSP=[YR=2003] W27 S9 E3 N3 E10 S3 E3 S6 E11 N15\$ S15 W11 N6 W3 N3 W10 S3 W3 S39 E6 S1 E8 N1 E1 FOP=[YR=2003] S1 E9 N7 W9 S6\$ N6 E9 S6 E10 FGR=[YR=2003] S20 E22 N20 W9 N2 W3 S2 W10\$ E10 N2 E3 S2 E9 N60\$.