

LOT 40
IN OR 1554/1752
HAMPTON LAKES #1 PB 7/252

WHITE TEDDY M & HOPE M
85057 APOKA COURT
FERNANDINA BEACH, FL 32034

2025

13-2N-27-0720-0040-0000



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	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

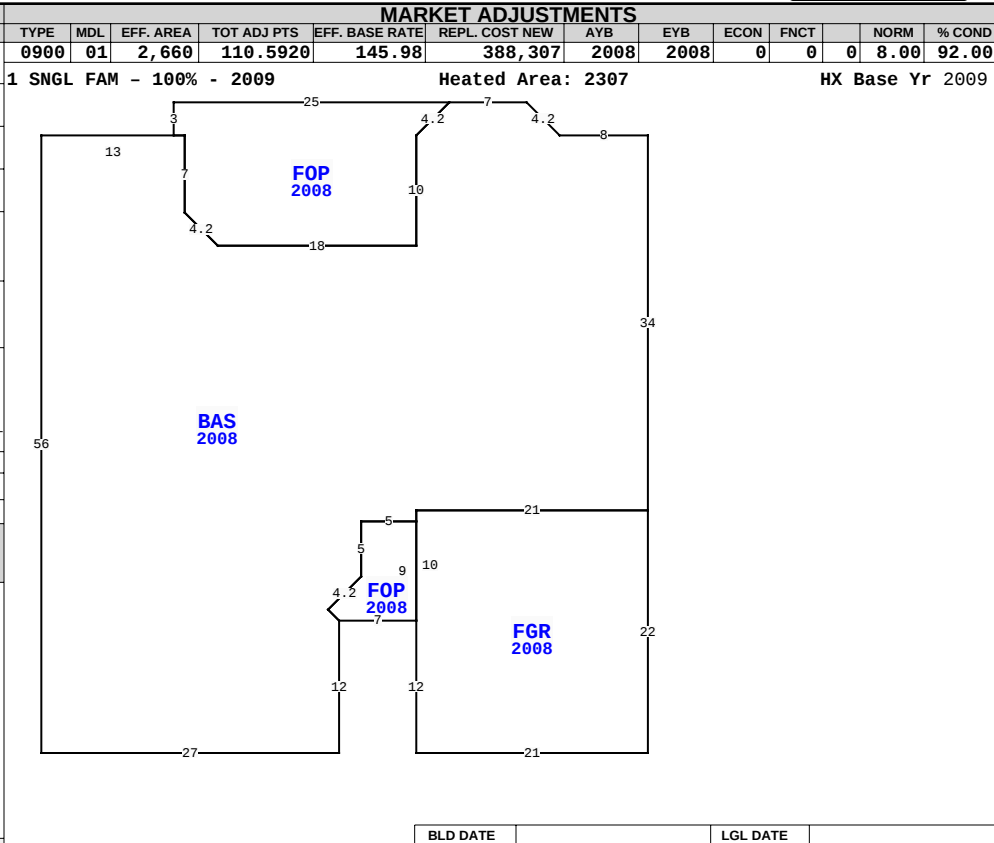
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4077.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,307	100	2008	2,307	309,834
FGR	462	55	2008	254	34,113
FOP	52	30	2008	16	2,149
FOP	276	30	2008	83	11,147
TOTALS	3,097			2,660	357,242

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0811	CONCRETE B	0	100	0	0	664.00	SF	5.20

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000135	C	RES NATURAL	100		PUD	0.00	0.00	1.00

REVIEW DATE 10/28/2024 BY KWA



85057 APOKA CT, FERNANDINA BEACH	BLD DATE	LGL DATE	06/13/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF									
6,223									

Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		357,242	
TOTAL MARKET OB/XF VALUE		6,223	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		438,465	
SOH/AGL Deduction		243,193	
ASSESSED VALUE		195,272	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		144,550	
TOTAL JUST VALUE		438,465	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		421,432	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M13416	MECH OTHER	0	11/01/2007
C20617	CO ISSUED	204,138	10/01/2007
E20157	ELEC OTHER	2,000	10/01/2007
R10768	REPAIR/RRF	5,635	10/01/2007
P12770	OTHER	0	10/01/2007
B20617	NEW CONSTR	204,138	10/01/2007

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD
1554/1752	3/10/2008	WD Q	I		
GRANTOR: WOODSIDE AMELIA LAKES					
GRANTEE: WHITE TEDDY M & HOP					
SALE PRICE 265,300					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2008] W8 U3 L3 W7 FOP=[YR=2008] W25 S3 E1 S7 D3 R3 E18 N10 U3 R3 \$ D3 L3 S10 W18 U3 L3 N7 W13 S56 E27 N12 FOP=[YR=2008] E7 FGR=[YR=2008] S12 E21 N22 W21 S10\$ N9 W5 S5 D3 L3 D1 R1 \$ U1 L1 U3 R3 N5 E5 N1 E21 N34 \$.									