

FREDERICK STANLEY K & JENNIFER M
400 E BAY ST STE 1401
JACKSONVILLE, FL 32202

16-1N-24-2090-0047-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall03HARDIE BRD 100

Roof Structure03GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall05DRYWALL 100

Interior Floor13LVT/LAMNT 70

Interior Floor14CARPET 30

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

BedroomsBathroomsFrame02WOOD FRAME 100

Stories Units1.1. 100
0 100

Quality04Quality Level 04

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA09

NEIGHBORHOOD/LOC9013.00

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,31610020241,316196,808

FGR60755202433449,950

FOP3043020249113,609

FOP50030202415022,433

FUS578100202457886,440

STR401020244598

TOTALS3,3452,473369,837

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0900012,473113.2992149.55369,837202320230000.00100.00

1 SNGL FAM - 0% - 2024Heated Area: 1894HX Base Yr

151010FUS2024

30BAS2024

8FOP2024

25FOP2024

16FGR2024

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/07/2025MLU

EXTRA FEATURES

LNOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10811CONCRETE B10000686.00SF5.205.20100202420231003,567

20500FP-PRE FAB100001.00UT3,500.003,500.00100202420231003,500

LAND DESCRIPTION

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES0PUD0.000.006.10AC1.001.001.0022,000.0022,000.00134,200

2009605CWETLANDS0PUD0.000.003.20AC1.001.001.006,800.006,800.0021,760

REVIEW DATE11/21/2023BYWWTotal Acres: 9.30Total Land Value: 155,960Market: 0Agricultural: 0Common: 155,960PRINTED 07/30/2025 BY SYS

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE401,730

TOTAL MARKET OB/XF VALUE7,067

TOTAL LAND VALUE - MARKET155,960

TOTAL MARKET VALUE564,757

SOH/AGL Deduction63,293

ASSESSED VALUE501,464

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE501,464

TOTAL JUST VALUE564,757

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE528,676

PERMIT NUMDESCRIPTIONAMTISSUED

230013926CO ISSUED10/30/2023

22016593NEW CONSTR389,14011/04/2022

22016594GARAGE130,63311/04/2022

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / RSNSALE PRICE

1423/05936/26/2006WDQV129,500

GRANTOR:TUPELO PLANTATION DEV

GRANTEE:FREDERICK STANLEY K

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=94,25] W16 N5 W25 W13 S30 E38 N14 E16 N11 \$
FOP=[YR=2024;ORIG=40,50] S8 E38 N8 W38 \$
FOP=[YR=2024;ORIG=53,0] E25 S20 W25 N20 \$
FGR=[YR=2024;ORIG=94,17] E25 S24 W9 S1 W7 N1 W9 N5 N11 N8 \$
FUS=[YR=2024;ORIG=36,36] W38 S15 E8 S6 E4 N6 E1 N10 E4 S10 E9 S6 E4 N6 E8 N15 \$
STR=[YR=2024;ORIG=11,41] E4 S10 W4 N10 \$
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