

THOMPSON MICHAEL R
85214 BURMEISTER RD
FERNANDINA BEACH, FL 32034

25-2N-27-1475-0002-0240

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																								
ELEMENT		CD	CONSTRUCTION		TYPE		MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE		REPL. COST NEW		AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																							
Exterior Wall		30	VINYL 100		0800	02	2,340	143.7600		122.20		285,948		2007	2009		0	0	0	38.00	62.00	VALUATION BY					STANDARD																	
Roof Structur		03	GABLE/HIP 100		2 M/H 94+ - 100% - 2019										Heated Area: 2280										HX Base Yr 2019																			
Roof Cover		03	COMP SHNGL 100		76 30 30 76 24 24 10 10 24 24 10 10																				BUILDING MARKET VALUE										177,288									
Interior Wall		05	DRYWALL 100																						TOTAL MARKET OB/XF VALUE										0									
Interior Floo		14	CARPET 70																						TOTAL LAND VALUE - MARKET										100,000									
Interior Floo		11	CLAY TILE 30																						TOTAL MARKET VALUE										277,288									
Air Condition		03	CENTRAL 100																						SOH/AGL Deduction										143,844									
Heating Type		04	AIR DUCTED 100																						ASSESSED VALUE										133,444									
Bedrooms			3 100																						TOTAL EXEMPTION VALUE										HX HB					50,722				
Bathrooms			2 100																						BASE TAXABLE VALUE										82,722									
Frame		02	WOOD FRAME 100																						TOTAL JUST VALUE										277,288									
Stories			0 0 100																						NCON VALUE										0									
Units			0 100		INCOME VALUE																																							
					PREVIOUS YEAR MKT VALUE										246,471																													
Quality		05	Quality Level 05																																									
DOR CODE		0200	MOBILE HOME																																									
MAP NUM			MKT AREA		04																																							
NEIGHBORHOOD/LOC		4004.00																																										
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																							
BAS	2,280	100	2007	2,280	172,742																																							
UOP	240	25	2019	60	4,546																																							
TOTALS		2,520			2,340	177,288																																						
EXTRA FEATURES						85214 BURMEISTER RD, FERNANDINA BEACH														BLD DATE				LGL DATE		05/09/2025		MLU																
																				XF DATE				LAND DATE																				
																				INC DATE				AG DATE																				
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																											
LAND DESCRIPTION																				TOTAL OB/XF										0														
L N	USE CODE	CLS	LAND USE DESCRIPTION		CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	100,000.00	100,000.00	100,000																										