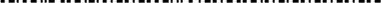


CANTRELL JONATHAN H & MICHELLE
95236 AMELIA NATIONAL PKWY
FERNANDINA BEACH, FL 32034

2025



BUILDING CHARACTERISTICS

ELEMENT	CD				
Exterior Wall	16 WD FR STUC 90				
Exterior Wall	21 STONE 10				
RooF Structur	08 IRREGULAR 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floo	11 CLAY TILE 60				
Interior Floor	14 CARPET 40				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2.5 100				
Frame Stories Units	02 WOOD FRAME 100 1. 1. 100 0 100				
Occupancy	00 NONE 100				
Quality	03 Quality Level 03				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 04				
NEIGHBORHOOD/LOC	4042.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,712	100	2018	2,712	450,076
FGR	251	55	2018	138	22,902
FGR	441	55	2018	243	40,328
FOP	41	30	2018	12	1,991
FOP	348	30	2018	104	17,259
TOTALS	3,793			3,209	532,557

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	3,209	108.2840	171.09	549,028	2018	2018	0	0	3.00	97.00

1 SFR CUST - 100% - 2020 Heated Area: 2712 HX Base Yr 2020

Diagram showing building footprint and dimensions:

Basement (BAS) area: 450,076 sq ft.

Footing (FGR) areas: 22,902 sq ft, 40,328 sq ft, 1,991 sq ft, 17,259 sq ft.

Footing (FOG) area: 1,991 sq ft.

NASSAU COUNTY PROPERTY

PAGE 1 of 1

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VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		532,557	
TOTAL MARKET OB/XF VALUE		8,244	
TOTAL LAND VALUE - MARKET		200,000	
TOTAL MARKET VALUE		740,801	
SOH/AGL Deduction		348,516	
ASSESSED VALUE		392,285	
TOTAL EXEMPTION VALUE		HX HB	50,722
BASE TAXABLE VALUE		341,563	
TOTAL JUST VALUE		740,801	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		681,486	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U I V I RSN CD	SALE PRICE
2316/1294	10/31/2019	WD Q	I 01	478,000

GRANTOR: ICI JACKSONVILLE RESI

GRANTEE: CANTRELL JONATHAN H

1599/0347 12/22/2008 WD U V 19 100

GRANTOR: INTERVEST CONSTRUCTIO

GRANTEE: ICI JACKSONVILLE RE

BUILDING NOTES

BUILDING DIMENSIONS

FOP=[YR=2018] W29 BAS=[YR=2018] W31 S38 FGR=[YR=2018] S21 E21 N21 W21\$ E21 S13 E11 FOP=[YR=2018] S3 D4 R4 E3 N7 W7\$ E7 S13 FGR=[YR=2018] W1 S11 E7 S1 E9 N1 E6 N11 W21\$ E21 N52 W29 N12\$ S12 E29 N12\$.

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTLS	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	000134	C	RES POND	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	200,000.00	200,000.00	200,000							

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	2019	2019	3	98	3,430	
2	0810	CONCRETE A	0 100	10	3	30.00	SF	6.50	6.50	100	2018	2018	3	97	189	
3	0812	CONCRETE C	0 100	0	0	1,192.00	SF	4.00	4.00	100	2018	2018	3	97	4,625	

TOTAL OB/XF

8,244

REVIEW DATE

02/01/2019

BY KW

Total Acres: 0.00

Total Land Value: 200,000

Market: 0

Agricultural: 0

Common: 200,000

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