LOT 11
IN OR 1962/897
2015 NOBILITY DW/MH

BINGHAM LINDA F EST
C/O EDWARD BINGHAM, 95262 MARC ANTHONY RD
FERNANDINA BEACH, FL 32034

2025

29-2N-28-4950-0011-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	04	Quality Level 04

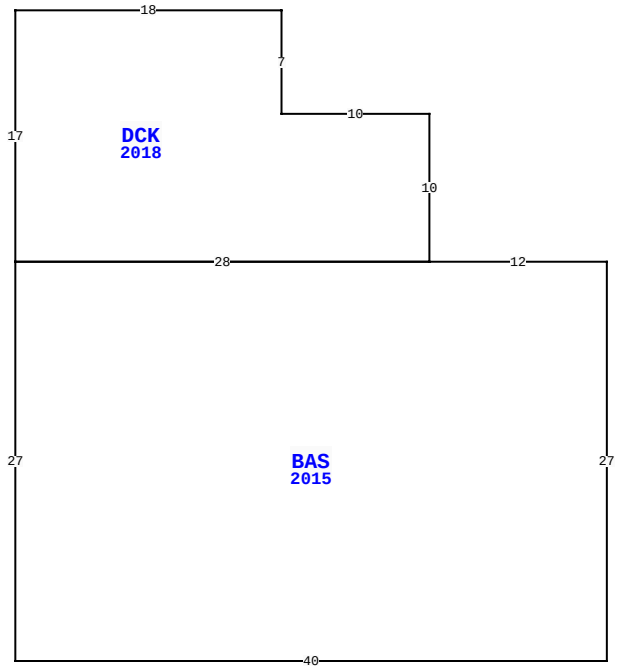
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4005.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100	2015	1,080	88,460
DCK	406	15	2018	61	4,997
TOTALS	1,486			1,141	93,457

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,141	128.4800	109.21	124,609	2015	2015	0	0	0	25.00	75.00

2 M/H 94+ – 100% - 2016 Heated Area: 1080 HX Base Yr 2016



95262 MARC ANTHONY RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		93,457
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		143,000
TOTAL MARKET VALUE		236,457
SOH/AGL Deduction		144,378
ASSESSED VALUE		92,079
TOTAL EXEMPTION VALUE	HX HB WR	55,722
BASE TAXABLE VALUE		36,357
TOTAL JUST VALUE		236,457
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		195,208

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH155639	CO ISSUED	0	05/26/2015
MH155639	MH MOVE-ON	0	05/01/2015

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1962/0897	2/09/2015	WD	U	I	37	22,500
GRANTOR: EDWARDS MICHAEL W & J						
GRANTEE: BINGHAM LINDA F						
1335/0477	7/22/2005	WD	Q	I		75,000
GRANTOR: EAST & WEST COMPANIES						
GRANTEE: EDWARDS MICHAEL W &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2015] W12 DCK=[YR=2018] N10 W10 N7 W18 S17 E28$ W28 S27 E40 N27$.

EXTRA FEATURES

LN	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

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	1.43	AC		1.00	1.00	1.00	100,000.00	100,000.00	143,000							

REVIEW DATE 03/29/2019 BY KWA Total Acres: 1.43 Total Land Value: 143,000 Market: 0 Agricultural: 0 Common: 143,000 PRINTED 07/30/2025 BY SYS