

FLEMING ANITA B
95024 GREENBERRY ROAD
FERNANDINA BEACH, FL 32034

31-2N-28-1875-0003-0010

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structur03WD FR STUC 100 GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floor14CARPET 80

Interior Floor08SHT VINYL 20

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms23100

Bathrooms22100

Frame02WOOD FRAME 100

Stories Units Occupancy1.001.1000100NONE 100

Quality04Quality Level 04

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4007.00

TOTALS2,5392,138282,261

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHY FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHAT OTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10812CONCRETE C00001,215.00SF4.004.00100200120013793,839

REVIEW DATE01/29/2019BYKWA

MARKET ADJUSTMENTS

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

0900012,138111.1320146.69313,623200120040010.0090.00

1 SNGL FAM - 0% - 0Heated Area: 1809HX Base Yr

Basement

FOP2001

FGR2001

BAS2001

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE05/09/2025MLU

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE282,261

TOTAL MARKET OB/XF VALUE3,839

TOTAL LAND VALUE - MARKET100,000

TOTAL MARKET VALUE386,100

SOH/AGL Deduction124,323

ASSESSED VALUE261,777

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE261,777

TOTAL JUST VALUE386,100

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE357,683

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYRSNCD SALE PRICE

1155/12827/23/2003WDQI165,000

GRANTOR: GRIFFIS LOUISE ET AL

GRANTEE: BARRETT ROBERT L &

BUILDING NOTES

BUILDING DIMENSIONS

FOP=[YR=2001] W21 BAS=[YR=2001] W32 S34 FGR=[YR=2001] S22 E20 N22 W20 \$ E20 S7 E11 FOP=[YR=2001] S3 E7 N5 W6 S2 W1 \$ E1 N2 E6 S5 E15 N31 W17 N4 W4 N9 \$ S9 E4 S4 E17 N13 \$.

REVIEW DATE01/29/2019BYKWA

Total Acres: 0.00Total Land Value: 100,000Market: 0Agricultural: 0Common: 100,000PRINTED 07/30/2025 BY SYS