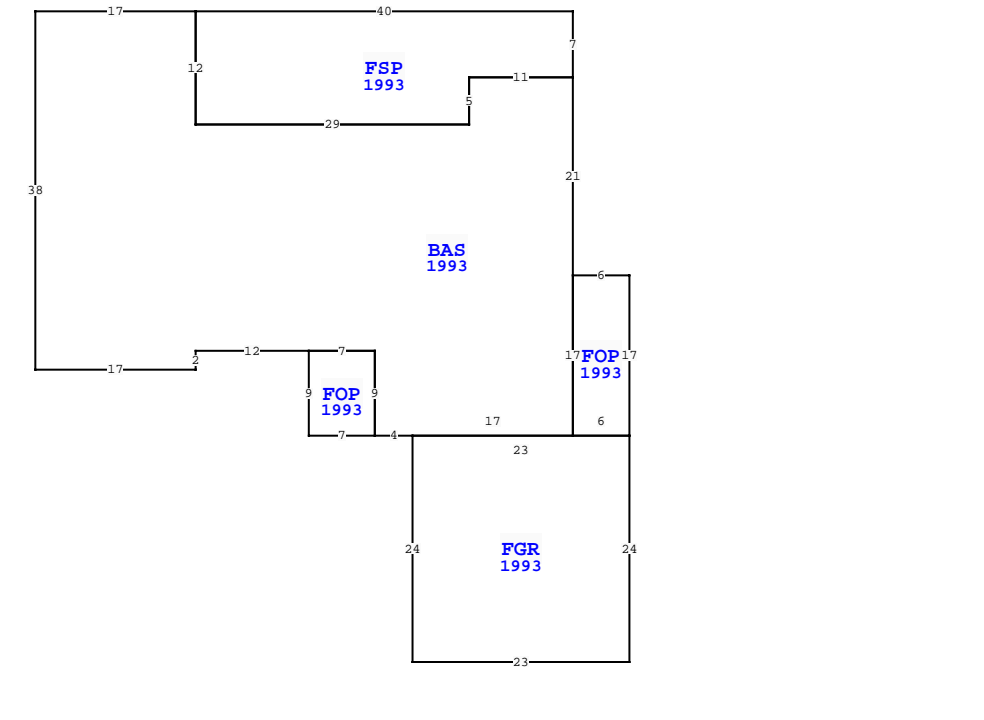




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	18	CEMENT BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	2,374	118.6437	156.61	371,792	1982	1982	0	0	31.50	68.50	



Quality	04	Quality Level 04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 04			
NEIGHBORHOOD/LOC	4016.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,850	100	1993	1,850	198,464
FGR	552	55	1993	304	32,612
FOP	63	30	1993	19	2,039
FOP	102	30	1993	31	3,326
FSP	425	40	1993	170	18,237
TOTALS	2,992			2,374	254,678

94004 LIMPKIN LN, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2025
INC DATE		AG DATE	MLU

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	0812	CONCRETE C	0	100	0	0	1,100.00	SF	4.00	4.00	100	1982	1982	3	35	1,540	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1982	1982	3	49	1,715	
3	1127	BRICK 8"	0	100	4	4	16.00	SF	11.00	11.00	100	1982	1982	3	75	132	

TOTAL OB/XF 3,387

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000116	C	RES MARSH	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.50	275,000.00	412,500.00	412,500							

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 7	Tax Dist:		
BUILDING MARKET VALUE			254,678
TOTAL MARKET OB/XF VALUE			3,387
TOTAL LAND VALUE - MARKET			412,500
TOTAL MARKET VALUE			670,565
SOH/AGL Deduction			311,929
ASSESSED VALUE			358,636
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			307,914
TOTAL JUST VALUE			670,565
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			554,915

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE	
1411/0225	5/10/2006	PR Q	Q / I /	01	100	
GRANTOR: VIVIAN DARRYL C P/R						
GRANTEE: VIVIAN DARRYL C						
0285/0032	2/01/1979	WD Q	Q / V /		14,500	
GRANTOR:						
GRANTEE:						

BUILDING NOTES												

**BUILDING DIMENSIONS**  
FOP=[YR=1993] W6 BAS=[YR=1993] N21 FSP=[YR=1993] N7 W40 S12 E29 N5 E11\$ W11 S5 W29 N12 W17 S38 E17 N2 E12 FOP=[YR=1993] S9 E7 N9 W7\$ E7 S9 E4 FGR=[YR=1993] S24 E23 N24 W23\$ E17 N17\$ S17 E6 N17\$.