LOT 16
IN OR 930/1638
BARNWELL ESTATES PB 5/226

CRAWFORD DEREK D & TINA L
96272 BARNWELL CIRCLE
FERNANDINA BEACH, FL 32034

2025

39-2N-28-011B-0016-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 90
Interior Floo	12	HARDWOOD 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
Occupancy	00	NONE 100
Quality	06	Quality Level 06

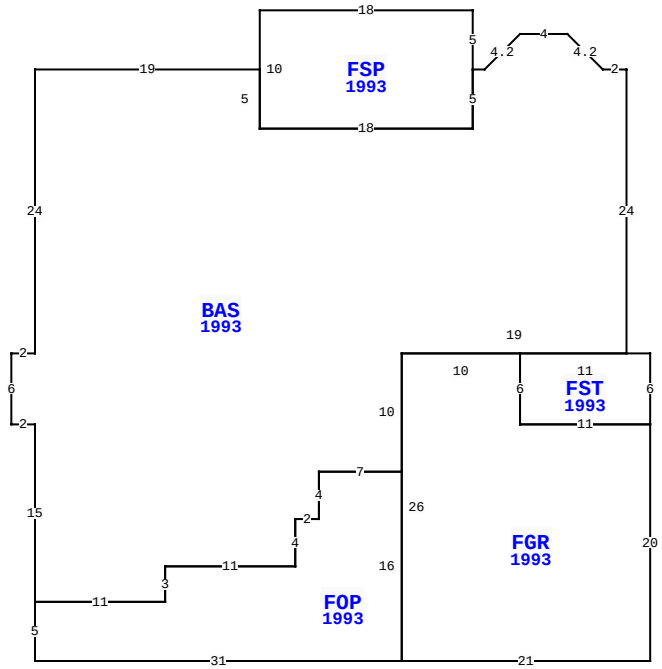
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4019.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,670	100	1993	1,670	197,793
FGR	480	55	1993	264	31,268
FOP	279	30	1993	84	9,948
FSP	180	40	1993	72	8,528
FST	66	55	1993	36	4,264
TOTALS	2,675			2,126	251,802

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,126	137.7194	137.72	292,793	1990	1995	0	0	0	14.00	86.00

1 SINGLE FAM – 0% - 0 Heated Area: 1670 HX Base Yr



BLD DATE	03/03/2023	NW	LGL DATE
XF DATE			LAND DATE
INC DATE			AG DATE

96272 BARNWELL CIR, FERNANDINA BEACH

NASSAU COUNTY PROPERTY — VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	251,802
TOTAL MARKET OB/XF VALUE	5,440
TOTAL LAND VALUE - MARKET	125,000
TOTAL MARKET VALUE	382,242
SOH/AGL Deduction	58,919
ASSESSED VALUE	323,323
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	323,323
TOTAL JUST VALUE	382,242
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	321,243

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R13053	RE-ROOF	5,800	08/01/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0930/1638	5/03/2000	WD	Q	I		124,900
GRANTOR: HATCH HERBERT H						
GRANTEE: CRAWFORD DEREK & TI						
0808/1323	10/03/1997	QC	Q	I	01	100
GRANTOR: HATCH HERBERT H & JEA						
GRANTEE: HATCH HERBERT H						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W2 U3 L3 W4 D3 L3 W1 FSP=[YR=1993] N5 W18 S10 E18 N5 $ S5W18 N5 W19 S24 W2 S6 E2 S15 FOP=[YR=1993] S5 E31 FGR=[YR=1993] E21 N20 FST=[YR=1993] N6 W11 S6 E11 $ W11 N6 W10 S26 $ N16 W7 S4 W2 S4 W11 S3 W11 $ E11 N3 E11 N4 E2 N4 E7 N10 E19 N24 $.

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
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	1990	1990	3	66	2,310	
2	0812	CONCRETE C	0	0	0	0	1,373.00	SF	4.00	4.00	100	1990	1990	3	57	3,130	

LAND DESCRIPTION

TOTAL OB/XF 5,440

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	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	125,000.00	125,000.00	125,000							

REVIEW DATE 11/21/2019 BY KWA Total Acres: 0.00 Total Land Value: 125,000 Market: 0 Agricultural: 0 Common: 125,000 PRINTED 07/30/2025 BY SYS