

LOT 7
VILLAGE WALK PHASE 1
PBK 2239/1289

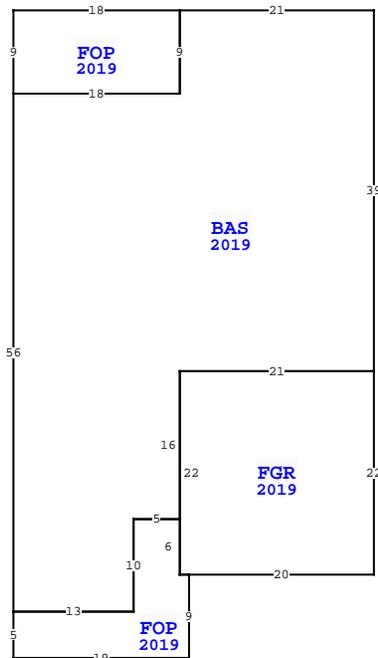
POPPLE RODNEY BURGESS
83457 BARKESTONE LN
FERNANDINA BEACH, FL 32034

2025

40-2N-27-1101-0007-0000
[Barcode]

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	11	CLAY TILE	70
Interior Floo	14	CARPET	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	04	Quality Level	04
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4090.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,777	100	2019
FGR	462	55	2019
FOP	149	30	2019
FOP	162	30	2019
TOTALS	2,550		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,125	121.5249	121.52	258,230	2019	2019	0	0	2.00	98.00	
1 SINGLE FAM - 100% - 2021 Heated Area: 1777 HX Base Yr 2021												



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			253,065
TOTAL MARKET OB/XF VALUE			4,025
TOTAL LAND VALUE - MARKET			75,000
TOTAL MARKET VALUE			332,090
SOH/AGL Deduction			64,956
ASSESSED VALUE			267,134
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			216,412
TOTAL JUST VALUE			332,090
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			320,718

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1904112	NEW CONSTR	249,446	04/24/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2357/1568	4/29/2020	SW	Q	I	01	267,400
GRANTOR: D R HORTON INC-JACKSO						
GRANTEE: POPPLE RODNEY BURGE						
2267/1796	4/11/2019	WD	Q	V	05	325,000
GRANTOR: PATRIOT RIDGE LLP						
GRANTEE: D R HORTON INC-JACK						

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
1	0811	CONCRETE B	0	100	0	768.00	SF	5.20	5.20	100	2019	2019
2	0810	CONCRETE A	0	100	8	24.00	SF	6.50	6.50	100	2019	2019

BLD DATE		03/13/2023	NW	LGL DATE	04/24/2024	MLU
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BUILDING NOTES												
BUILDING DIMENSIONS												
BAS=[YR=2019] W21 FOP=[YR=2019] W18 S9 E18 N9\$ S9 W18 S56 FOP=[YR=2019] S5 E19 N9 FGR=[YR=2019] E20 N22 W21 S22 E1\$ W1 N6 W5 S10 W13\$ E13 N10 E5 N16 E21 N39\$.												

LAND DESCRIPTION													TOTAL OB/XF												
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	000134	C	RES POND	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000								