

DOODY WILLIAM ROBERT & ELIZABETH ANN
96360 HIGH POINTE DR
FERNANDINA BEACH, FL 32034

46-3N-28-509H-0019-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall16WD FR STUC 90

Exterior Wall21STONE 10

Roof Structur08IRREGULAR 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo11CLAY TILE 95

Interior Floor14CARPET 5

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms5 100

Bathrooms4 100

Frame Stories Units021.5WOOD FRAME 100
1.5 100
0 100

Quality05Quality Level 05

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOODLOC4022.00

AREATOTALPCTYEARTOT ADJSUBAREA
TYPEGROSSOFFBASEAREAMARKET
VALUE

BAS3,03310020083,033525,983

FGR81055200844677,345

FOP120302008366,243

FOP2403020087212,486

FSP35440200814224,626

FST1255200871,214

FUS7361002008736127,637

TOTALS5,3054,472775,534

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0500014,472119.3060188.50842,97220082008008.0092.00

SFR CUST - 100% - 2022Heated Area: 3769HX Base Yr 2022

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

04/03/2024MLU

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE775,534

TOTAL MARKET OB/XF VALUE53,945

TOTAL LAND VALUE - MARKET130,000

TOTAL MARKET VALUE959,479

SOH/AGL Deduction176,069

ASSESSED VALUE783,410

TOTAL EXEMPTION VALUEHX HB50,722

BASE TAXABLE VALUE732,688

TOTAL JUST VALUE959,479

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE1,074,922

PERMIT NUMDESCRIPTIONAMTISSUED

B20649SWIM POOL12,50010/01/2007

M12893MECH OTHER005/01/2007

E18903ELEC OTHER10,00003/01/2007

C19375CO ISSUED328,54801/01/2007

R10043REPAIR/RRF11,00001/01/2007

B19375NEW CONSTR328,54801/01/2007

SALES DATA

OFF RECORDNumberDATETYPEINSTQU / I / V / I / RSNCD SALEPRICE

2787/14955/08/2025WDQI011,050,000

GRANTOR:BOWMAN JENNIFER M & E

GRANTEE:DOODY WILLIAM ROBER

2681/51311/27/2023LEUI11100

GRANTOR:BOWMAN ERIC & JENNIFE

GRANTEE:SETTLES SKYLAR

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W12 FSP=[YR=2008] N14 W23 FOP=[YR=2008] N7 W10 S12 E10 N5\$ S5 E1 S11 E19 U2 R3 \$ D2 L3 W19 N11 W11 N12 W23 S59 FGR=[YR=2008] S33 E5 S2 E15 N2 E4 N30 FOP=[YR=2008] E30 N7 W12 N5 W6 S5 W12 S7 \$ N3 W8 FST=[YR=2008] W4 S3 E4 N3 \$ S3 W4 N3 W12 \$ E24 N4 E12 N5 E6 S5 E12 S7 E3 S2 E8 N2 E3 N41 \$ PTR= E30 FUS=[YR=2008] E13 S2 E7 S10 E4 S5 W4 S8 E4 S5 W4 S6 W15 N2 W5 N34 \$ W30 \$.

EXTRA FEATURES

96360 HIGH POINTE DR, FERNANDINA BEACH

LNOB/XFCODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDATE ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10500FP-PRE FAB0100001.00UT3,500.003,500.00100200820083913,185

20811CONCRETE B0100002,412.00SF5.205.201002008200838811,037

30862POOL VINYL01003415510.00SF75.0075.001002008200834818,360

40462ST/AL FNC0100001,176.00SF10.0010.00100200820083485,645

50855CONC PAVER0100001,360.00SF10.0010.001002008200838811,968

60525GAZEBO0100001.00UT5,000.005,000.00100201520153753,750

TOTAL OB/XF53,945

LAND DESCRIPTION

LNUSE CODECLS LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRRES100RSF-10.000.001.00LT1.001.001.00130,000.00130,000.00130,000

REVIEW DATE05/12/2019BYKBA

Total Acres: 0.00Total Land Value: 130,000Market: 0Agricultural: 0Common: 130,000

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