

LOT 123
IN OR 2056/737
AMHURST OAKS PB 7/180

SIECKER BONNIE L
2141 DERRINGER CIRCLE W
JACKSONVILLE, FL 32225

2025

51-2N-25-015A-0123-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	10	TERRAZZO 40
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	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	7003.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,572	100	2016	1,572	183,555
FGR	400	55	2016	220	25,688
FOP	54	30	2016	16	1,868
PTO	70	5	2016	4	467
TOTALS	2,096			1,812	211,578

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	0	0	0	710.00	SF	6.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	0		RL	0.00	0.00	1.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,812	121.0000	121.00	219,252	2016	2016	0	0	0	3.50	96.50	
1 SINGLE FAM - 0% - 0													
Heated Area: 1572													
HX Base Yr													

TOTAL OB/XF													
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0810	CONCRETE A	0	0	0	0	710.00	SF	6.50	6.50	100	2016	2016

TOTAL OB/XF													
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0810	CONCRETE A	0	0	0	0	710.00	SF	6.50	6.50	100	2016	2016

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	211,578		
TOTAL MARKET OB/XF VALUE	4,384		
TOTAL LAND VALUE - MARKET	40,000		
TOTAL MARKET VALUE	255,962		
SOH/AGL Deduction	14,913		
ASSESSED VALUE	241,049		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	241,049		
TOTAL JUST VALUE	255,962		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	246,470		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
4008	NEW CONSTR	0	01/01/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2056/0737	6/30/2016	SW	Q	I	02	136,000
GRANTOR: D R HORTON INC-JACKSO						
GRANTEE: SIECKER BONNIE L						
2023/1193	1/14/2016	SW	U	V	30	100,000
GRANTOR: SLV AMHURST OAKS LLC						
GRANTEE: D R HORTON INC-JACK						

BUILDING NOTES									
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BUILDING DIMENSIONS									
PTO=[YR=2016] W10 S7 BAS=[YR=2016] W29 S35 FGR=[YR=2016] S20 E20 N5 FOP=[YR=2016] E7 N2 W2 N8 W5 S10\$ N15 W20\$ E20 S5 E5 S8 E14 N48 W10\$ E10 N7\$.									