

BLOCK 12 LOT 12
1967 ARMO SW
IN OR 2194/1611

FRIERSON ANN M &/BAILEY DEBRA ET AL
1913 W 85TH ST
CHICAGO, IL 60620

2026

00-00-30-010B-0012-0120



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	25	MOD METAL 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	02	ROLL COMP 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	01	NONE 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3038.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,180	100
UOP	24	25
		1999
		1999
TOTALS	1,204	1,186
		29,489

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0820	02	1,186	97.5000	82.88	98,296	1967	1967	0	0	0	70.00	30.00	
1 M/H 93- 0% - 0 Heated Area: 1180 HX Base Yr													
BAS 1999													
UOP 1999													
5478 ERVIN ST, FERNANDINA BEACH													
BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													

NASSAU COUNTY PROPERTY					PAGE 1 of 1		8
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 8				Tax Dist:			
BUILDING MARKET VALUE				29,489			
TOTAL MARKET OB/XF VALUE				2,396			
TOTAL LAND VALUE - MARKET				375,000			
TOTAL MARKET VALUE				406,885			
SOH/AGL Deduction				273,589			
ASSESSED VALUE				133,296			
TOTAL EXEMPTION VALUE				0			
BASE TAXABLE VALUE				133,296			
TOTAL JUST VALUE				406,885			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				406,267			

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	0350	CARPORT WD	0	0	36	11	396.00	SF	13.00	13.00	100	1962	1962
2	0940	SHEDS/PORT	0	0	10	8	80.00	SF	30.00	30.00	100	1970	1970
6	0940	SHEDS/PORT	0	0	16	13	208.00	SF	21.30	21.30	100	1970	1970

LAND DESCRIPTION													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND
1	000100	C	RES	0		RSF-2	50.00	100.00	50.00	FF		1.00	1.00
TOTAL OB/XF 2,396													
ADJ UNIT PRICE 7,500.00													
LAND VALUE 375,000													
OTHER ADJUSTMENTS AND NOTES													
YEAR DENSITY DECL FRZ YR CONSVR													