

THOMPSON KATHERINE J
5008 KAREN ST
FERNANDINA BEACH, FL 32034

00-00-30-0140-0017-0000

[illegible]

ELEMENT

CD

CONSTRUCTION

Exterior Wall

05

AVERAGE 100

ELEMENT

CD

CONSTRUCTION

Roof Structur

03

GABLE/HIP 100

ELEMENT

CD

CONSTRUCTION

Roof Cover

03

COMP SHNGL 100

ELEMENT

CD

CONSTRUCTION

Interior Wall

05

DRYWALL 100

ELEMENT

CD

CONSTRUCTION

Interior Floo

08

SHT VINYL 100

ELEMENT

CD

CONSTRUCTION

Air Condition

02

WINDOW 100

ELEMENT

CD

CONSTRUCTION

Heating Type

03

FORCED AIR 100

ELEMENT

CD

CONSTRUCTION

Bedrooms

1

100

ELEMENT

CD

CONSTRUCTION

Bathrooms

1

100

ELEMENT

CD

CONSTRUCTION

Frame

02

WOOD FRAME 100

ELEMENT

CD

CONSTRUCTION

Stories

1.

1. 100

ELEMENT

CD

CONSTRUCTION

Units

0

100

ELEMENT

CD

CONSTRUCTION

Occupancy

00

NONE 100

Quality

03

Quality Level 03

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

03

NEIGHBORHOOD/LOC

3047.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

480

100

1993

480

49,009

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

USP

114

30

2005

34

3,471

TOTALS

594

514

52,481

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

Q

% COND

OB/XF MKT VALUE

NOTES

LAND DESCRIPTION

TOTAL OB/XF

0

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

REVIEW DATE

01/01/2023

BY

CD

Total Acres: 0.00

Total Land Value: 510,000

Market: 0

Agricultural: 0

Common: 510,000

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

2 SINGLE FAM

0% - 0

Heated Area: 480

HX Base Yr 1991

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

04/09/2026

MLU

USP

2005

BAS

1993

5008 KAREN ST, FERNANDINA BEACH

NASSAU COUNTY PROPERTY

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VALUATION BY

STANDARD

Tax Group: 8

Tax Dist:

BUILDING MARKET VALUE

356,374

TOTAL MARKET OB/XF VALUE

8,979

TOTAL LAND VALUE - MARKET

510,000

TOTAL MARKET VALUE

875,353

SOH/AGL Deduction

634,023

ASSESSED VALUE

241,330

TOTAL EXEMPTION VALUE

HX HB

51,411

BASE TAXABLE VALUE

189,919

TOTAL JUST VALUE

875,353

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

851,913

PERMIT NUM

DESCRIPTION

AMT

ISSUED

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

1658/0838

12/09/2009

QC

U

I

11

100

GRANTOR: THOMPSON JOHN N

GRANTEE: THOMPSON KATHERINE

0547/1181

7/15/1988

WD

U

I

20,000

GRANTOR: BUNKER WILLIAM W

GRANTEE: THOMPSON JOHN & K J

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W20 S24 E20 N24 \$ USP=[YR=2005] N6 W19 S6 E19 \$.