



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	20	FACE BRICK 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
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	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	02
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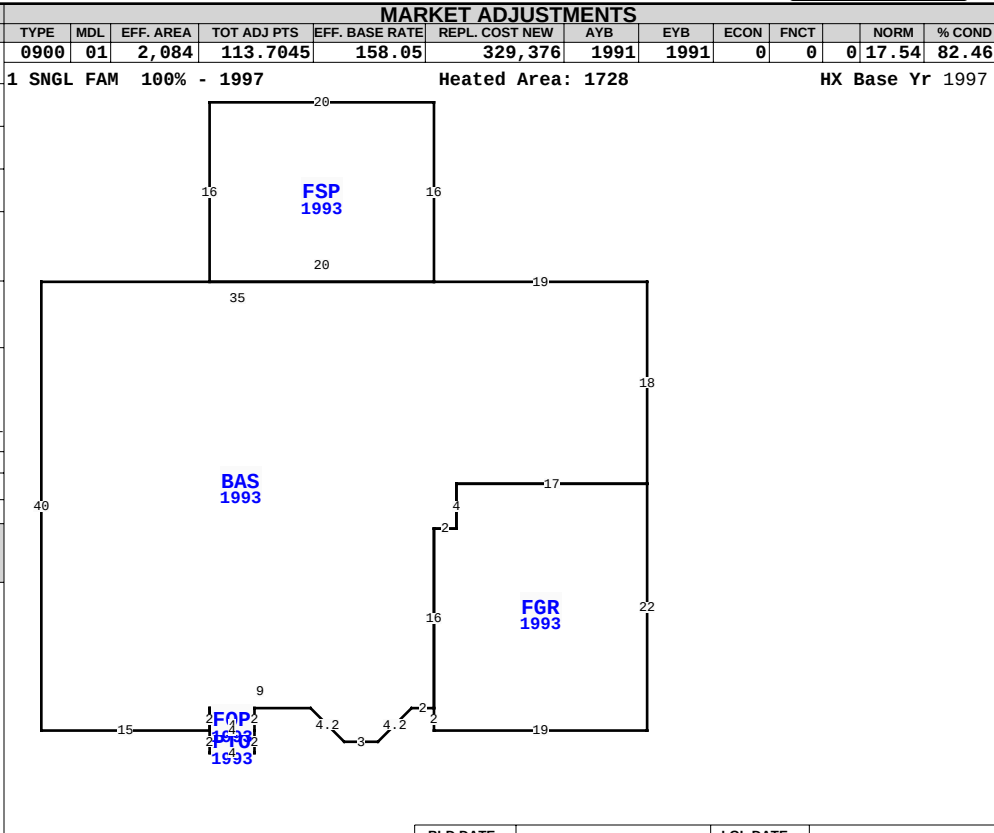
NEIGHBORHOOD/LOC	2012.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,728	100	1993	1,728	225,207
FGR	410	55	1993	226	29,454
FOP	8	30	1993	2	261
FSP	320	40	1993	128	16,682
PTO	8	5	1993	0	0

TOTALS	2,474			2,084	271,603
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EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION
2	0940	SHEDS/PORT

LAND DESCRIPTION		
L N	USE CODE	CLS
1	000100	C



2011 BONNIE OAKS DR, FERNANDINA BEACH	BLD DATE	LGL DATE	04/24/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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
2	0940	SHEDS/PORT	0 100	8 16	128.00	SF	20.10	20.10	100	2003	2003	3	20	515	

TOTAL OB/XF													515	
R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VA		
03	RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	120,000.00	120,000.00	1		

NASSAU COUNTY PROPERTY			PAGE 1 of 1	8
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE			271,603	
TOTAL MARKET OB/XF VALUE			515	
TOTAL LAND VALUE - MARKET			120,000	
TOTAL MARKET VALUE			392,118	
SOH/AGL Deduction			239,191	
ASSESSED VALUE			152,927	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			101,516	
TOTAL JUST VALUE			392,118	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			428,134	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1313584	REPAIR/RRF	12,600	08/01/2013
7405	NEW CONSTR	76,410	07/22/1991

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2847/1165	2/12/2026	WD	U	I	11
GRANTOR: HOOKE FRANCIS S & CHE					
GRANTEE: HOOKE FAMILY COMMUN					
0731/1143	6/14/1995	QC	Q	I	06
GRANTOR: HOOKE DONNA A					
GRANTEE: HOOKE FRANCIS S					

BUILDING NOTES		
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BUILDING DIMENSIONS		
BAS=[YR=1993] W19 FSP=[YR=1993] N16 W20 S16 E20\$ W35 S40 E15 PTO=[YR=1993] S2 E4 N2 FOP=[YR=1993] N2 W4 S2 E4\$ W4\$ N2 E9 D3 R3 E3 U3 R3 E2 FGR=[YR=1993] S2 E19 N22 W17 S4 W2 S16\$ N16 E2 N4 E17 N18\$.		