

DEEHAN NANCY L/E/
2637 LE SABRE PL
FERNANDINA BEACH, FL 32034

2026



BUILDING CHARACTERISTICS

ELEMENTCD

05
AVERAGE 100

03
GABLE/HIP 100

03
COMP SHNGL 100

05
DRYWALL 100

14
CARPET 70

12
HARDWOOD 30

03
CENTRAL 100

04
AIR DUCTED 100

4 100
3 100

02
WOOD FRAME 100

1.
0 100

00
NONE 100

06
Quality Level 06

0100
SINGLE FAMILY

MAP NUMMKT AREA02

NEIGHBORHOOD/LOC2026.00

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,44810019971,448207,942

BAS7510020267510,771

BAS6971002026697100,094

FGR40755199722432,168

FOP203019976862

FOP153020264574

FST48552026263,734

FST100552026557,899

TOTALS2,8102,535364,042

CONSTRUCTION

0900012,535119.7840166.50

1 SNGL FAM100% - 2010

Heated Area: 2220

HX Base Yr 2010

BLD DATEXF DATEINC DATE03/03/2023NW

LGL DATELAND DATEAG DATE

EXTRA FEATURES

2637 LE SABRE PL, FERNANDINA BEACH

BLD DATEXF DATEINC DATE03/03/2023NW

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LAND DESCRIPTION

TOTAL OB/XF4,329

VALUATION BYSTANDARD

Tax Group: 8Tax Dist:

BUILDING MARKET VALUE364,042

TOTAL MARKET OB/XF VALUE4,329

TOTAL LAND VALUE - MARKET180,000

TOTAL MARKET VALUE548,371

SOH/AGL Deduction275,070

ASSESSED VALUE273,301

TOTAL EXEMPTION VALUEHX HB51,411

BASE TAXABLE VALUE221,890

TOTAL JUST VALUE548,371

NCON VALUE67,685

INCOME VALUE

PREVIOUS YEAR MKT VALUE478,731

SALES DATA

OFF RECORD NumberDATETYPEINSTQ / U / V / I / RSN CD SALE PRICE

2295/09668/01/2019LEUI11100

GRANTOR: DEEHAN NANCY

GRANTEE: DEEHAN NANCY C LIVI

1631/00817/10/2009WDQI01250,000

GRANTOR: RICE JOHN PAUL & DONN

GRANTEE: DEEHAN NANCY

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1997;ORIG=0,0] W2 U2L2 W4 D2L2 W3 W34 S21 E10 N3 E9 S14 E4 S5 E12 S4 E12 N41 \$
FGR=[YR=1997;ORIG=-47,21] S20 E19 N4 N19 W9 S3 W10 \$
FOP=[YR=1997;ORIG=-28,37] E4 N5 W4 S5 \$
BAS=[YR=2026;ORIG=0,0] N13 W13 N1 W16 N1 W13 S1 W11 S11 E11 S3 E32 U2R2 E4 D2R2 E2 \$
FOP=[YR=2026;ORIG=-47,-3] E5 S3 W5 N3 \$
FST=[YR=2026;ORIG=-47,21] W5 S20 E5 N20 \$
BAS=[YR=2026;ORIG=0,41] E5 N15 W5 S15 \$
FST=[YR=2026;ORIG=-50,-40] E8 S6 W8 N6 \$
.

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYECONFNCTNORM% COND

0900012,535119.7840166.50422,078199719970013.7586.25

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