

SMITH MARY S/HARRISON DRUCILLA D ET AL
2652 BENZ PLACE
FERNANDINA BEACH, FL 32034

00-00-30-021N-0081-0000

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 10003GABLE/HIP 10003COMP SHNGL 10005DRYWALL 10014CARPET 8008SHT VINYL 2003CENTRAL 10004AIR DUCTED 1003 1002 10002WOOD FRAME 1001. 1. 1000 10000NONE 100Quality06Quality Level 06DOR CODE0100SINGLE FAMILYMAP NUMMKT AREA02NEIGHBORHOOD/LOC2025.00AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUEBAS1,36410019931,364203,624FGR48455199326639,710PTO25519931150TOTALS1,8731,631243,483

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA0900011,631127.8570EFF. BASE RATE177.72REPL. COST NEW289,861AYB1990EYB1990ECONFNCT0016.00% COND84.001 SNGL FAM100% - 2026Heated Area: 1364HX Base Yr 2026BAS1993FGR1993PTO1993

LAND DESCRIPTION

LNLNUSE CODECLSBLD CAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDPH TFACT% CONDTOT ADJUNIT TYPEUNIT PRICEADJ UNIT PRICELAND VALUETHANOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV1000100CRES1000003RSF-20.000.001.00LT1.001.001.00180,000.00180,000.00180,000

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 8Tax Dist:BUILDING MARKET VALUE243,483TOTAL MARKET OB/XF VALUE336TOTAL LAND VALUE - MARKET180,000TOTAL MARKET VALUE423,819SOH/AGL Deduction0ASSESSED VALUE423,819TOTAL EXEMPTION VALUEHX HB WX56,411BASE TAXABLE VALUE367,408TOTAL JUST VALUE423,819NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE414,834SALES DATAOFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE2583/05337/05/2022WD U I I11100GRANTOR:SMITH MARY S & DRUCILGRANTEE:SMITH MARY S & DRUC1774/03181/11/2012WD U I I3024,400GRANTOR:SMITH MARY S & DRUCILGRANTEE:SMITH MARY S ETALBUILDING NOTESBUILDING DIMENSIONSBAS=[YR=1993] W44 S31 FGR=[YR=1993] W9 S22 E22 N22 W13 \$ E26 PTO=[YR=1993] S5 E5 N5 W5 \$ E18 N31 \$.

REVIEW DATE01/31/2024BYKBA

Total Acres: 0.00Total Land Value: 180,000Market: 0Agricultural: 0Common: 180,000PRINTED 07/09/2026 BY SYS