

LOT 12 (EX OR 2454/1915) &
PT LOT 13 RECD IN OR 2454/1918
PHILIPS MANOR SUB PB 2/78

BALL JONATHAN S & JAMIE M
1567 PHILIPS MANOR RD
FERNANDINA BEACH, FL 32034

2026

00-00-30-0480-0012-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 70
Interior Floor	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

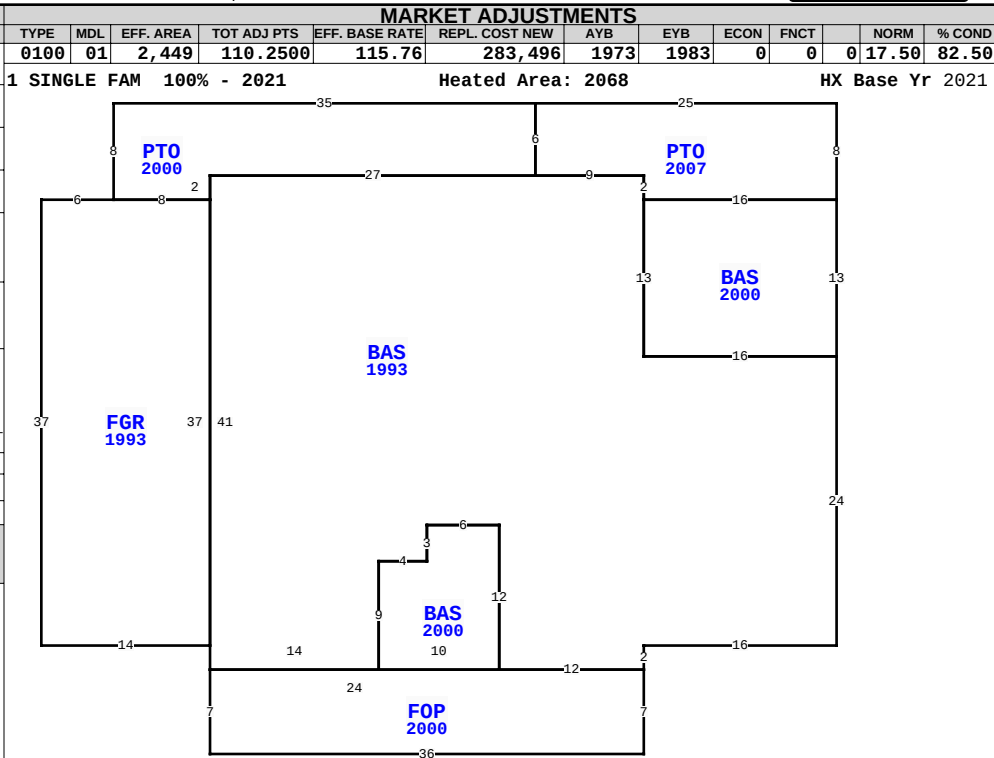
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3029.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,752	100	1993	1,752	167,320
BAS	108	100	2000	108	10,314
BAS	208	100	2000	208	19,864
FGR	518	55	1993	285	27,218
FOP	252	30	2000	76	7,258
PTO	226	5	2000	11	1,050
PTO	182	5	2007	9	860

TOTALS	3,246			2,449	233,884
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
4	0940	SHEDS/PORT	0	100	8	12	96.00	SF	30.00
5	0525	GAZEBO	0	100	0	0	1.00	UT	5,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100		RSF-1	0.00	0.00	1.00



1567 PHILIPS MANOR RD, FERNANDINA BEACH	BLD DATE	LGL DATE	03/31/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF									
2,968									

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		233,884	
TOTAL MARKET OB/XF VALUE		2,968	
TOTAL LAND VALUE - MARKET		275,000	
TOTAL MARKET VALUE		511,852	
SOH/AGL Deduction		116,358	
ASSESSED VALUE		395,494	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		344,083	
TOTAL JUST VALUE		511,852	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		481,628	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17011378	WINDOWS	9,274	12/20/2017
B9906491	ADDITION	10,794	10/01/1999
B940244	REPAIR/RRF	1,170	10/01/1994

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2454/1918	4/21/2021	QC	U	V	11
GRANTOR: WOLF JOSEPH & MARCIA					
GRANTEE: BALL JONATHAN & JAM					
2375/0717	7/10/2020	WD	Q	I	01
GRANTOR: LEPIANKA PATRICIA & M					
GRANTEE: BALL JONATHAN S & J					

BUILDING NOTES									
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BUILDING DIMENSIONS									
PTO=[YR=2007] N8 W25 S6 E9 S2 E16\$ BAS=[YR=2000] W16 BAS=[YR=1993] N2 W9 PTO=[YR=2000] N6 W35 S8 FGR=[YR=1993] W6 S37 E14 N37 W8 \$ E8 N2 E27 \$ W27 S41 FOP=[YR=2000] S7 E36 N7 W12 BAS=[YR=2000] N12 W6 S3 W4 S9 E10 \$ W24 \$ E14 N9 E4 N3 E6 S12 E12 N2 E16 N24 W16 N13 \$ S13 E16 N13 \$.									