

DORATIO TIMOTHY JR & JEANETTE M
96030 SEA WINDS DRIVE
FERNANDINA BEACH, FL 32034-8500

00-00-30-0608-0002-0000



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structur03WD FR STUC 100 GABLE/HIP 100

RooF Cover Interior Wall Interior FlooInterior FlooAir Condition Heating TypeBedrooms Bathrooms FrameStories Units OccupancyQualityDOR CODEMAP NUMNEIGHBORHOOD/LOCBASFGRFOPPTOPTOTALS

16 WD FR STUC 100
03 GABLE/HIP 100
03 COMP SHNGL 100
05 DRYWALL 100
12 HARDWOOD 80
14 CARPET 20
03 CENTRAL 100
04 AIR DUCTED 100

3 100
2 100
02 WOOD FRAME 100

1. 1. 100
0 100
00 NONE 100

04 Quality Level 04
0100SINGLE FAMILY

MKT AREA 02
2013.00
AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE
BAS 1,548 100 2003 1,548 224,651
FGR 457 55 2003 251 36,426
FOP 46 30 2003 14 2,032
FSP 192 40 2003 77 11,175
PTO 160 5 2003 8 1,161
PTO 110 5 2009 6 870
TOTALS 2,513 1,904 276,315

MARKET ADJUSTMENTS

TOTAL ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

1 SNGL FAM 100% - 2007 Heated Area: 1548 HX Base Yr 2007

Floor Plan Diagram showing various areas labeled BAS 2003, FGR 2003, FOP 2003, PTG 2003.

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BY TAX GROUP: 8 Tax Dist:

STANDARD BUILDING MARKET VALUE TOTAL MARKET OB/XF VALUE TOTAL LAND VALUE - MARKET TOTAL MARKET VALUE SOH/AGL Deduction ASSESSED VALUE TOTAL EXEMPTION VALUE NCON VALUE INCOME VALUE PREVIOUS YEAR MKT VALUE

Sales Data Table with columns OFF RECORD Number DATE TYPE INST Q U I V I RSN CD SALE PRICE

SALES DATA GRANTOR: PARCHEMAN JEFFREY L & GRANTEE:DORATIO TIMOTHY N J 1192/1240 12/03/2003 WD Q I 185,600 GRANTOR: JAMES R HANNAH INC GRANTEE:PARCHMAN JEFFREY L

BUILDING NOTES

BUILDING DIMENSIONS BAS=[YR=2003] W4 PT0=[YR=2009] N22 W5 PT0=[YR=2003] W16 S10 FSP=[YR=2003] S12 E16N12W16\$ E16 N10\$ S22 E5\$ W24 N2 W6 S2 W15 S30 FGR=[YR=2003] S23 E20 N20 W1 N3 W19\$E19 S3 E8 FOP=[YR=2003] S2 E11 N2 W1N3 W8 S3 W2\$ E2 N3 E8 S3 E12 N33\$.

LAND DESCRIPTION TOTAL OB/XF 2,227

L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTLS UNIT TYPE D T DPHT FACT % COND TOT ADJ UNIT PRICE ADJ UNIT PRICE LAND VALUE OTHER ADJUSTMENTS AND NOTES YEAR DENSITY DECL FRZ YR CONSRV

1 000100 C RES 100 RSF-2 0.00 0.00 1.00 LT 1.00 1.00 1.00 120,000.00 120,000.00 120,000

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 120,000 Market: 0 Agricultural: 0 Common: 120,000 PRINTED 07/09/2026 BY SYS