

SANKAR FAMILY REVOCABLE TRUST/SANKAR RODNEY TRUSTE
14290 SW 31ST CT
DAVIE, FL 33330

00-00-31-1800-0256-0053



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structur03ABOVE AVG 100 GABLE/HIP 100

Roof Cover Interior Wall0305COMP SHNGL 100 DRYWALL 100

Interior Floor015HARDTILE 80

Interior Floor008SHT VINYL 20

Air Condition Heating Type0304CENTRAL 100 AIR DUCTED 100

Bedrooms Bathrooms Frame023 100 2 100 WOOD FRAME 100

Stories Units Occupancy1.001. 100 0 100 NONE 100

Quality05Quality Level 05

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA01

NEIGHBORHOOD/LOC1007.00

TOTALS1,4291,279172,965

MARKET ADJUSTMENTS

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

0100011,279142.3136149.43191,12120002005009.5090.50

1 SINGLE FAM 0% - 0Heated Area: 1120HX Base Yr

BAS
2000

FGR
2000

FOP
2000

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYTax Group: 2Tax Dist:

BUILDING MARKET VALUE172,965

TOTAL MARKET OB/XF VALUE0

TOTAL LAND VALUE - MARKET255,000

TOTAL MARKET VALUE427,965

SOH/AGL Deduction108,104

ASSESSED VALUE319,861

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE319,861

TOTAL JUST VALUE427,965

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE326,153

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYVOLUMERSN CDPRICE

2575/14767/01/2022QCUI11205,000

GRANTOR:SANKAR RODNEY & GINA

GRANTEE:SANKAR FAMILY REVOC

2120/11115/15/2017WDQI01205,000

GRANTOR:HOADLEY DANIEL R

GRANTEE:SANKAR RODNEY & GIN

BUILDING NOTES

BUILDING DIMENSIONS

FGR=[YR=2000] W12 BAS=[YR=2000] W40 S28 E25 FOP=[YR=2000]
S3 E15 N3 W15 \$ E15 N28 \$ S22 E12 N22 \$.

EXTRA FEATURES

LNOB/XFCODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

1416 HERNANDO ST, FERNANDINA BEACH

LAND DESCRIPTION

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPPTH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES00002R-188.0086.001.00LT1.001.001.00255,000.00255,000.00255,000

TOTAL OB/XF0

REVIEW DATE01/01/2023BYCDTotal Acres: 0.00Total Land Value: 255,000Market: 0Agricultural: 0Common: 255,000PRINTED 07/09/2026 BY SYS