

ALBRIGHT CHARLES A & ROSEMARY
13 WILLOW POND RD
FERNANDINA BEACH, FL 32034

01-6N-29-1900-0016-0000



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structur03WD SHINGLE 100 GABLE/HIP 100

RooF Cover Interior Wall Interior FlooInterior FlooAir Condition Heating Type03COMP SHNGL 100 DRYWALL 100 HARDWOOD 50 CARPET 50 CENTRAL 100 AIR DUCTED 100

Bedrooms Bathrooms Frame023 100 2.5 100 WOOD FRAME 100

Stories Units Occupancy1.51.5 100 0 100 NONE 100

TOTALS3,5353,004444,453

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

10504FP-ELECTRI0100001.00UT2,000.002,000.00100199219923681,360

30860POOL/SPA0100001.00UT50,000.0050,000.0010019921992048542,500

41126CB/STC 8"0100307210.00SF8.008.0010019921992359.51,000

60910SCRNM L010000882.00SF16.5016.50100199319933202,911

LAND DESCRIPTIONTOTAL OB/XF47,771

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPRUNIT TYPED TDPPTH FACT% COND TOT ADJUNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000140CRESGOLF100RSF-10.000.001.00LT1.001.001.00700,000.00700,000.00700,000

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYBECONFNCTNORM % COND

0500013,004106.7430177.19532,2791992199200016.5083.50

SFR CUST100%- 2008Heated Area: 2630HX Base Yr 2008

NASSAU COUNTY PROPERTYVALUATION SUMMARYPAGE 1 of 15

VALUATION BYTax Group: 5Tax Dist:

BUILDING MARKET VALUE STANDARD444,453

TOTAL MARKET OB/XF VALUE47,771

TOTAL LAND VALUE - MARKET700,000

TOTAL MARKET VALUE1,192,224

SOH/AGL Deduction603,009

ASSESSED VALUE589,215

TOTAL EXEMPTION VALUE HX HB51,411

BASE TAXABLE VALUE537,804

TOTAL JUST VALUE1,192,224

INCOME VALUE0

PREVIOUS YEAR MKT VALUE1,141,040

SALES DATAOFF RECORD NumberDATEINSTQU / I V / RSNCDSALE PRICE

1477/02492/06/2007WDQI885,000

GRANTOR:VAN HAZEL REBECCA S

GRANTEE:ALBRIGHT CHARLES A

1411/13645/12/2006WDQQI825,000

GRANTOR:SKWIERTZ MARY K

GRANTEE:VAN HAZEL REBECCA S

BUILDING NOTESBUILDING DIMENSIONS

BAS=[YR=1993] W3 S1 W8 N1 W3 D1 L3 W2 UOP=[YR=1993] N2 E3 N12 W13 S12 E3 S2 E7\$ W9 U1 L3 N12 W17 BAS=[YR=2000] W8FOP=[YR=2007] N2 W11 S12 E11 N10 \$ S10 E8 N10 \$ S10 W8 S26 FGR=[YR=1993] S23 E6 S1 E8 N1 E6 N23 W7 N3 W3 S3 W10 \$ E10 N3 E3 S3 E7 S9 E12 FOP=[YR=1993] S8 E12 N3 W2 N10 W8 S5 W2 \$ E2 N5 E8 S10 E14 N38 \$PTR=E15 FUS=[YR=1993] E27 S10 W8 S10 E10 S7 W29 N27 \$ W15 \$.