LOT 232
IN OR 1919/543
NORTH HAMPTON PHASE 1 PB 6/215

POWELL JEREMY T & ADRIENNE Z
85687 BOSTICK WOOD DR
FERNANDINA BEACH, FL 32034

**2026**

**12-2N-27-1460-0232-0000**

## BUILDING CHARACTERISTICS

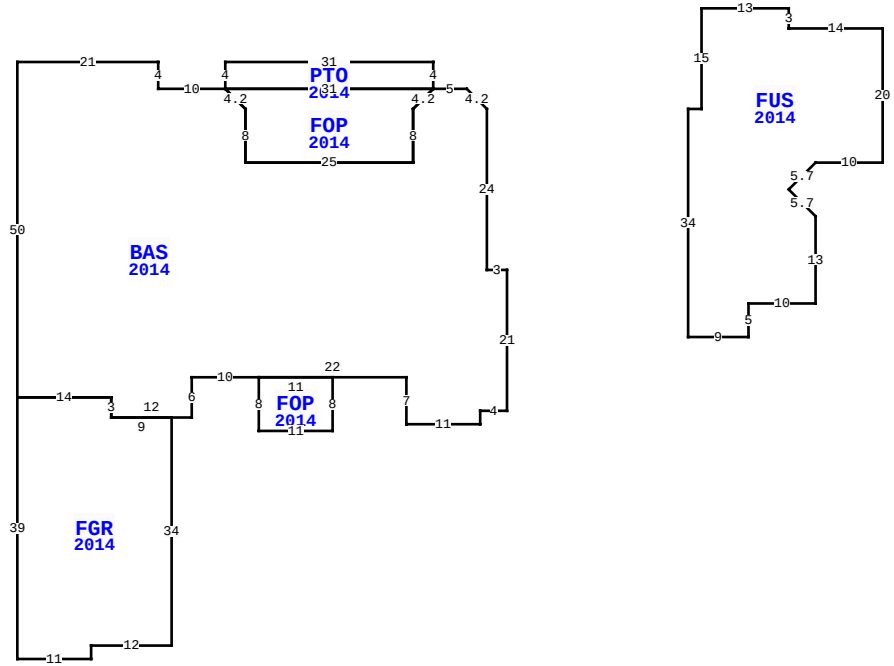
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 16 | WD FR STUC 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 70 |
| Interior Floo | 11 | CLAY TILE 30 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 5 100 |
| Bathrooms | | 4 100 |
| Frame | 02 | WOOD FRAME 100 |
| Stories | 1.5 | 1.5 100 |
| Units | | 0 100 |
| Occupancy | 00 | NONE 100 |
| Quality | 03 | Quality Level 03 |
| DOR CODE | 0100 | SINGLE FAMILY |
| MAP NUM | | MKT AREA 04 |
| NEIGHBORHOOD/LOC | 4043.00 | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 3,065 | 100 | 2014 | 3,065 | 383,979 |
| FGR | 846 | 55 | 2014 | 465 | 58,255 |
| FOP | 88 | 30 | 2014 | 26 | 3,257 |
| FOP | 284 | 30 | 2014 | 85 | 10,648 |
| FUS | 1,023 | 100 | 2014 | 1,023 | 128,160 |
| PTO | 124 | 5 | 2014 | 6 | 751 |
| TOTALS | 5,430 | | | 4,670 | 585,051 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0900 | 01 | 4,670 | 95.3740 | 132.57 | 619,102 | 2014 | 2014 | 0 | 0 | 0 | 5.50 | 94.50 |

1 SNGL FAM 100% - 2015 Heated Area: 4088 HX Base Yr 2015




85687 BOSTICK WOOD DR, FERNANDINA BEACH

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

## NASSAU COUNTY PROPERTY

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### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 4 | Tax Dist: | |
| BUILDING MARKET VALUE | | 585,051 |
| TOTAL MARKET OB/XF VALUE | | 1,228 |
| TOTAL LAND VALUE - MARKET | | 127,500 |
| TOTAL MARKET VALUE | | 713,779 |
| SOH/AGL Deduction | | 183,881 |
| ASSESSED VALUE | | 529,898 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 478,487 |
| TOTAL JUST VALUE | | 713,779 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 735,400 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| B1429414 | SCRNENCCL | 3,657 | 10/01/2014 |
| B1328001 | CO ISSUED | 0 | 05/20/2014 |
| P1317032 | NEW CONSTR | 0 | 12/01/2013 |
| B1328001 | NEW CONSTR | 497,599 | 11/01/2013 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1919/0543 | 5/22/2014 | WD | Q | I | 01 | 487,600 |
| GRANTOR: INTERVEST CONSTRUCTIO | | | | | | |
| GRANTEE: POWELL JEREMY T & A | | | | | | |
| 1184/0359 | 10/28/2003 | WD | U | V | 19 | 1,232,260 |
| GRANTOR: NORTH HAMPTON LLC | | | | | | |
| GRANTEE: INTERVEST CONSTRUCT | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=2014] U3 L3 W5 PTO=[YR=2014] N4 W31 S4 FOP=[YR=2014] E31 D3 L3 S8 W25 N8 U3 L3 $ E31 $ D3 L3 S8 W25 N8 U3 L3 W10 N4 W21 S50 FGR=[YR=2014] S39 E11 N2 E12 N34 W9 N3 W14 $ E14 S3 E12 N6 E10 FOP=[YR=2014] S8 E11 N8 W11 $ E22 S7 E11 N2 E4 N21 W3 N24 $ PTR= E30 FUS=[YR=2014] E2 N15 E13 S3 E14 S20 W10 D4 L4 D4 R4 S13 W10 S5 W9 N34 $ W30 $.

## EXTRA FEATURES

| LN | OB/XF CODE | DESCRIPTION | BLD | CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON | YEAR ACTUAL | Q | % COND | OB/XF MKT VALUE | NOTES |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 2 | 0911 | SCRN RM A | 0 | 100 | 4 | 31 | 124.00 | SF | 18.00 | 18.00 | 100 | 2014 | 2014 | 3 | 55 | 1,228 | |

## LAND DESCRIPTION

TOTAL OB/XF 1,228

| LN | USE CODE | CLS | LAND USE DESCRIPTION | CAP | RD | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | DT | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 000135 | C | RES NATURAL | 100 | | PUD | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 127,500.00 | 127,500.00 | 127,500 | | | | | | | |

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 127,500 Market: 0 Agricultural: 0 Common: 127,500 PRINTED 07/09/2026 BY SYS