LOT 439
IN OR 1925/16
NORTH HAMPTON PHASE 2 PB 6/328

KNOPP MICHAEL & JUDITH
861835 NORTH HAMPTON CLUB WAY
FERNANDINA BEACH, FL 32034

2026

12-2N-27-1460-0439-0000

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	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

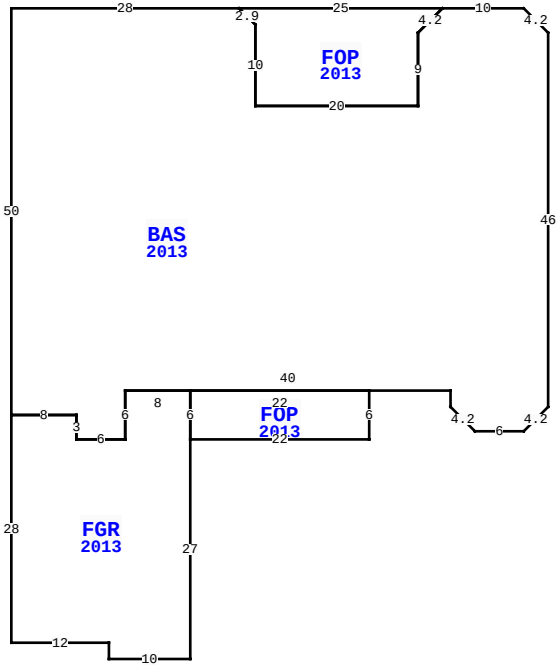
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4043.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,962	100	2013	2,962	398,792
FGR	642	55	2013	353	47,526
FOP	132	30	2013	40	5,385
FOP	247	30	2013	74	9,963
TOTALS	3,983			3,429	461,668

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	3,429	103.0400	143.23	491,136	2013	2013	0	0	0	6.00	94.00

1 SNGL FAM 100% - 2015 Heated Area: 2962 HX Base Yr 2015



861835 NORTH HAMPTON CLUB WAY, 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		461,668
TOTAL MARKET OB/XF VALUE		3,290
TOTAL LAND VALUE - MARKET		127,500
TOTAL MARKET VALUE		592,458
SOH/AGL Deduction		139,558
ASSESSED VALUE		452,900
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		401,489
TOTAL JUST VALUE		592,458
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		598,428

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1327521	CO ISSUED	0	01/21/2014
E1326481	NEW CONSTR	0	08/01/2013
P1316749	NEW CONSTR	0	08/01/2013
B1327521	NEW CONSTR	356,639	07/01/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1925/0016	6/27/2014	WD	Q	I	02	380,000
GRANTOR: INTERVEST CONSTRUCTIO						
GRANTEE: KNOPP MICHAEL & JUD						
1291/0360	1/27/2005	WD	U	V	19	1,425,900
GRANTOR: NORTH HAMPTON LLC						
GRANTEE: INTERVEST CONSTRUCT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2013] U3 L3 W10 FOP=[YR=2013] W25 D2 R2 S10 E20 N9 U3 R3 $ D3 L3 S9 W20 N10 U2 L2 W28 S50 FGR=[YR=2013] S28 E12 S2 E10 N27 FOP=[YR=2013] E22 N6 W22 S6 $ N6 W8 S6 W6 N3 W8 $ E8 S3 E6 N6 E40 S2 D3 R3 E6 U3 R3 N46 $.

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
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2013	2013	3	94	3,290	

LAND DESCRIPTION

TOTAL OB/XF 3,290

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