

REA FAMILY HOME REVOCABLE TRST/REA CONNIE ADAMS TR
141 CRANE ISLAND DRIVE
FERNANDINA BEACH, FL 32034

19-2N-28-1000-0085-0000

NASSAU COUNTY PROPERTY						PAGE 1 of 1		2	
VALUATION SUMMARY									
VALUATION BY								STANDARD	
Tax Group: 2				Tax Dist:					
BUILDING MARKET VALUE								3,676,959	
TOTAL MARKET OB/XF VALUE								47,816	
TOTAL LAND VALUE - MARKET								1,700,000	
TOTAL MARKET VALUE								5,424,775	
SOH/AGL Deduction								469,706	
ASSESSED VALUE								4,955,069	
TOTAL EXEMPTION VALUE				HX HB				51,411	
BASE TAXABLE VALUE								4,903,658	
TOTAL JUST VALUE								5,424,775	
NCON VALUE								0	
INCOME VALUE									
PREVIOUS YEAR MKT VALUE								5,271,105	
PERMIT NUM				DESCRIPTION		AMT		ISSUED	
2020-0761				CO				01/27/2023	
20200761				NEW CONSTR		0		02/01/2021	
SALES DATA									
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2397/1446		9/23/2020		WD	Q	V	02	1,250,000	
GRANTOR: THE RANGE AT CRANE IS									
GRANTEE: REA FAMILY HOME REV									
BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=2024;ORIG=100,10] W15 S5 W5 N5 N1 W16 S2 W16 S3 S10 W8 W2 S16 E1 E12 S24 E7 S19 E4 S8 E38 N8 E3 N3 E2 N10 W2 N3 W21 N3 E3 N15 W4 N10 E4 N15 W2 N1 E16 N13 \$									
FUS=[YR=2024;ORIG=136,56] S14 W26 S16 E1 E12 S24 E7 S12 S7 E19 N19 E9 N25 W11 U3.11L0.1 U11.1R0.1 W5 N4 E9 N10 W15 \$									
FGR=[YR=2024;ORIG=119,5] E33 S5 E2 S10 W2 S4 W9 S6 W24 U6R0.1 U19L0.1 \$									
FUS=[YR=2024;ORIG=120,32] E45 S19 W37 N10 W8 N9 \$									
FSP=[YR=2024;ORIG=39,40] E12 S24 E7 S12 W6 S4 W17 N17 E4 N15 N8 \$									
FSP=[YR=2024;ORIG=111,86] E12 S24 E7 S12 W6 S4 W17 N17 E4 N23 \$									
ND UE		OTHER ADJUSTMENTS AND NOTES		YEAR	DENSITY	DECL	FRZ	YR	CONSRV
00,000									
Common: 1,700,000 PRINTED 07/09/2026 BY SYS									