

DICICCO GARY & KRISTEN
100 OLD WELL RD
FERNANDINA BEACH, FL 32034

19-2N-28-1000-0111-0000

NASSAU COUNTY PROPERTY										PAGE 1 of 1		2			
VALUATION SUMMARY															
VALUATION BY								STANDARD							
Tax Group: 2								Tax Dist:							
BUILDING MARKET VALUE								2,144,502							
TOTAL MARKET OB/XF VALUE								30,000							
TOTAL LAND VALUE - MARKET								350,000							
TOTAL MARKET VALUE								2,524,502							
SOH/AGL Deduction								0							
ASSESSED VALUE								2,524,502							
TOTAL EXEMPTION VALUE								HX HB		51,411					
BASE TAXABLE VALUE								2,473,091							
TOTAL JUST VALUE								2,524,502							
NCON VALUE								0							
INCOME VALUE															
PREVIOUS YEAR MKT VALUE								2,525,316							
PERMIT NUM				DESCRIPTION				AMT				ISSUED			
2021-1724				CO - BLDG 150								09/26/2023			
20211577				CO								06/16/2023			
20211724				GARAGE				0				12/01/2021			
20211577				NEW CONSTR				425,576				09/01/2021			
SALES DATA															
OFF RECORD Number		DATE		TYPE INST	Q U	V I	V I	RSN CD		SALE PRICE					
2466/0293		5/28/2021		WD	Q	V	V	01		370,000					
GRANTOR:THE RANGE AT CRANE IS															
GRANTEE:DICICCO GARY & KRIS															
BUILDING NOTES															
BUILDING DIMENSIONS															
BAS=[YR=2024;ORIG=80,0] W45 S45 E9 E27 S9 E9 N9 N45 \$															
FUS=[YR=2024;ORIG=93,-13] S17 W1 S12 E1 S16 E23 N16 W13 N4 N8															
E13 N17 W23 \$															
FUS=[YR=2024;ORIG=95,71] S4 W4 S25 E5 E16 E3 N25 W5 N4 W15 \$															
FSP=[YR=2024;ORIG=35,-13] E20 E6 E19 S13 W45 N13 \$															
FGR=[YR=2024;ORIG=74,71] W3 W11 S24 E14 N7 N17 \$															
FGR=[YR=2024;ORIG=48,71] W7 S24 E13 N18 W6 N6 \$															
FOP=[YR=2024;ORIG=71,54] E9 S34 W6 N17 W3 N17 \$															
FOP=[YR=2024;ORIG=44,45] E27 S9 W8 W11 W8 N9 \$															
FOP=[YR=2024;ORIG=60,71] W6 S5.11 S18.1 E6 N24 \$															
STR=[YR=2024;ORIG=96,100] E16 S4 W16 N4 \$															
STR=[YR=2024;ORIG=103,12] E13 S4 W13 N4 \$															
ND LUE		OTHER ADJUSTMENTS AND NOTES		YEAR		DENSITY		DECL		FRZ		YR		CONSRV	
50,000															
Common: 350,000															
PRINTED 07/09/2026 BY SYS															