

KOCHHEISER THOMAS & MARILYN L/E/
92038 SECRET COVE
FERNANDINA BEACH, FL 32034

37-2N-28-227V-036A-0000

BUILDING CHARACTERISTICS

ELEMENT	CD
Exterior Wall	31
Roof Structur	08
Roof Cover	03
Interior Wall	05
Interior Floo	14
Interior Floo	11
Air Condition	03
Heating Type	04
Bedrooms	
Bathrooms	
Frame	02
Stories	2.
Units	0
Occupancy	00
Quality	04
DOR CODE	0100
MAP NUM	MKT AREA
NEIGHBORHOOD/LOC	4015.0100
AREA TYPE	TOTAL GROSS AREA
PCT OF BASE	YEAR
TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456
FGR	480
FOP	98
FUS	287
PTO	128
TOTALS	2,449

CONSTRUCTION

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0320	01	2,042	115.5567	121.33	247,756	1997	1997	0	0	13.75	86.25
1 TOWNHOUSE 100% - 2003 Heated Area: 1743 HX Base Yr 2003											

Basement Footprint

Front Yard Setback

Side Yard Setback

Back Yard Setback

Overall Dimensions

Area A

Area B

Area C

Area D

Area E

Area F

Area G

Area H

Area I

Area J

Area K

Area L

Area M

Area N

Area O

Area P

Area Q

Area R

Area S

Area T

Area U

Area V

Area W

Area X

Area Y

Area Z

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
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Area M

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Area O

Area P

Area Q

Area R

Area S

Area T

Area U

Area V

Area W

Area X

Area Y

Area Z

NASSAU COUNTY PROPERTY

VALUATION BY	STANDARD
Tax Group:	7
Tax Dist:	
BUILDING MARKET VALUE	213,690
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	150,000
TOTAL MARKET VALUE	363,690
SOH/AGL Deduction	207,730
ASSESSED VALUE	155,960
TOTAL EXEMPTION VALUE	HX HB
BASE TAXABLE VALUE	51,411
TOTAL JUST VALUE	104,549
NCON VALUE	363,690
INCOME VALUE	0
PREVIOUS YEAR MKT VALUE	357,131

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1801/0419	5/31/2012	WD	U	I	30	100

GRANTOR: KOCHHEISER THOMAS B &

GRANTEE: KOCHHEISER THOMAS B

1645/0876

10/05/2009

QC

U

I

11

59,000

GRANTOR: KOCHHEISER THOMAS B

GRANTEE: KOCHHEISER THOMAS B

BUILDING NOTES

BUILDING DIMENSIONS

PTO=[YR=1997] W10 FGR=[YR=1997] N16 W20 S24 BAS=[YR=1997] W4 S46 FOP=[YR=1997] S6 E7 S2 E7 N8 W14 \$ E14 S8 E14 N18 E2 N28 W2 N8 W24 \$ E20 N8 \$ S8 E4 S8 E6 N16 \$ PTR= E15 FUS=[YR=1997] E12 S6 E5 S7 W5 S8 W12 N21 \$ W15 \$.

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	150,000.00	150,000.00	150,000							

REVIEW DATE

01/01/2023

BY

CD

Total Acres: 0.00

Total Land Value: 150,000

Market: 0

Agricultural: 0

Common: 150,000

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