

LOT 7
IN OR 1629/1771
FOREST OAKS PB 5/64

BUSICHIO GREGORY
895 FOUNTAIN DR
FERNANDINA BEACH, FL 32034

2023

00-00-30-0252-0007-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	16	WD FR STUC 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	02
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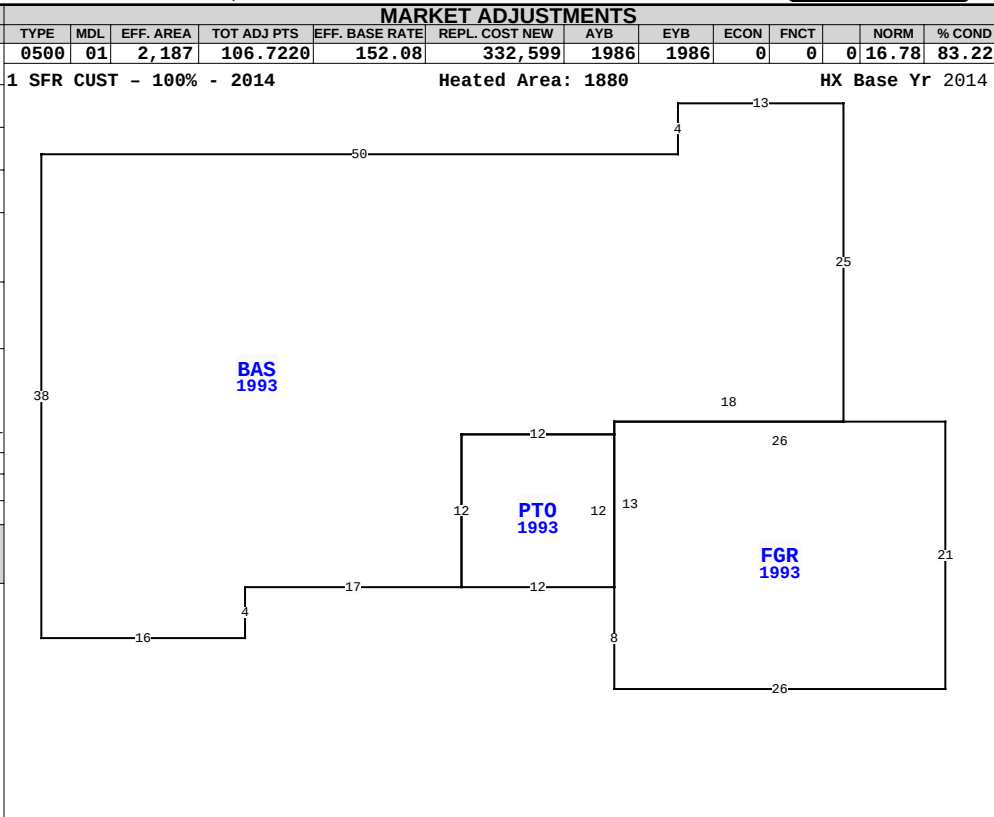
NEIGHBORHOOD/LOC	2028.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,880	100	1,880	237,934
FGR	546	55	300	37,968
PTO	144	5	7	886

TOTALS	2,570		2,187	276,789
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0855	CONC PAVER	0 100	0	0	144.00	SF	7.00	
2	0855	CONC PAVER	0 100	0	0	1,706.00	SF	7.00	
4	0861	POOL GUNIT	0 100	36	15	561.00	SF	85.00	
6	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
7	0810	CONCRETE A	0 100	15	36	540.00	SF	6.50	
9	0845	KOOL DECK	0 100	0	0	686.00	SF	7.25	
10	0855	CONC PAVER	0 100	0	0	198.00	SF	7.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		RS-2	0.00	0.00	1.00



BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

TOTAL OB/XF									
30,651									

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 8					Tax Dist:				
BUILDING MARKET VALUE					276,789				
TOTAL MARKET OB/XF VALUE					30,651				
TOTAL LAND VALUE - MARKET					120,000				
TOTAL MARKET VALUE					427,440				
SOH/AGL Deduction					219,519				
ASSESSED VALUE					207,921				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					157,921				
TOTAL JUST VALUE					427,440				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					352,739				

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number		DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE		
1629/1771		7/14/2009	WD	Q	I	01	265,000		
GRANTOR: SHAVER MARTIN C									
GRANTEE: BUSICHIO GREGORY									
0528/0417		10/07/1987	WD	Q	I		125,000		
GRANTOR: WESTMORELAND BUDDY &									
GRANTEE: SHAVER PAUL & LOUIS									

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=1993] W13 S4 W50 S38 E16 N4 E17 PTO=[YR=1993] E12									
FGR=[YR=1993] S8 E26 N21 W26 S13\$ N12 W12 S12\$ N12 E12 N1 E18 N25\$.									