

LOT 22 IN OR 586/1219
OAK CREST #2 PB5/204

BOURASSA FILLIMENA A
1318 N SNAPPER LN
FERNANDINA BEACH, FL 32034

2023

00-00-30-0411-0022-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 90
Exterior Wall	20	FACE BRICK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	02
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NEIGHBORHOOD/LOC	2008.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,526	100	1,526	188,565
FGR	441	55	243	30,027
FOP	44	30	13	1,607
PTO	64	5	3	371
UOP	20	20	4	494
USP	210	30	63	7,785

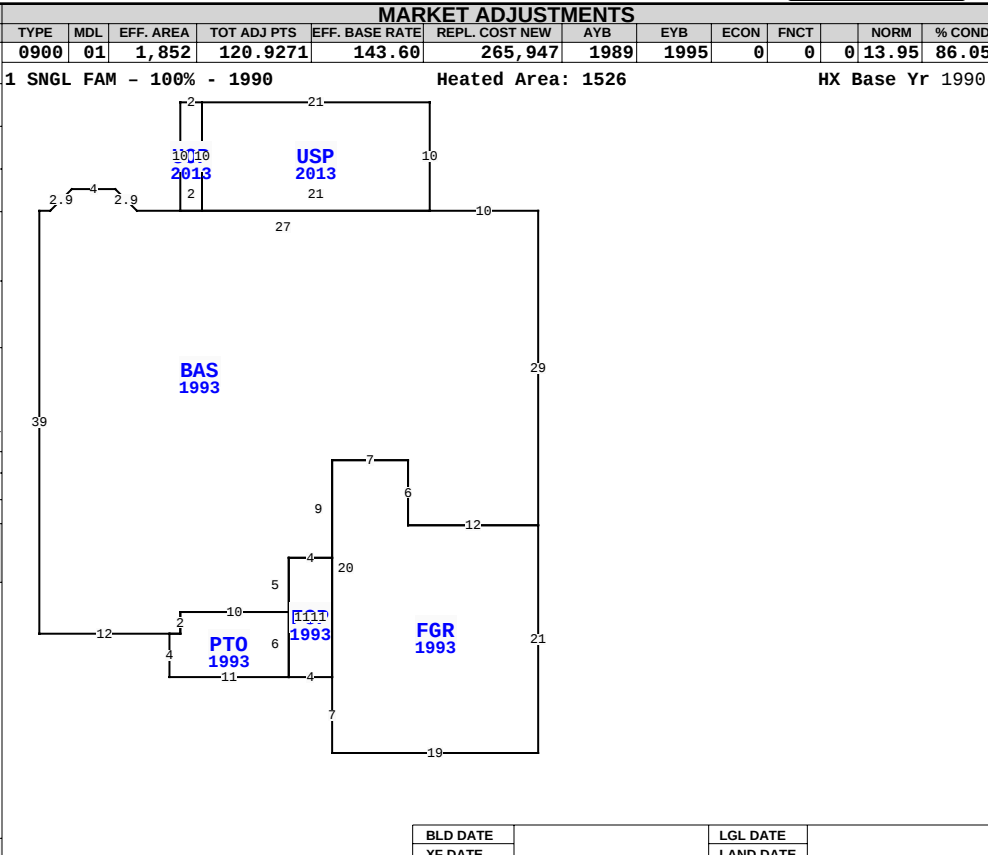
TOTALS	2,305		1,852	228,847
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EXTRA FEATURES

L N	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	0811	CONCRETE B	0	100	0	0	778.00	SF	5.20	5.20	100	1989	1989	3	59.5	2,407	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1989	1989	3	68	2,380	
3	0940	SHEDS/PORT	0	100	8	10	80.00	SF	30.00	30.00	100	1992	1992	3	20	480	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	SFR	100	



1318 NORTH SNAPPER LN, FERNANDINA BEACH, FL 32034

BLD DATE	XF DATE	LGL DATE	LAND DATE	AG DATE

TOTAL OB/XF

TOTAL OB/XF	5,267
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NASSAU COUNTY PROPERTY

VALUATION SUMMARY		PAGE 1 of 1	8
VALUATION BY	STANDARD		
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE		228,847	
TOTAL MARKET OB/XF VALUE		5,267	
TOTAL LAND VALUE - MARKET		115,000	
TOTAL MARKET VALUE		349,114	
SOH/AGL Deduction		229,100	
ASSESSED VALUE		120,014	
TOTAL EXEMPTION VALUE	HX HB DX	55,000	
BASE TAXABLE VALUE		65,014	
TOTAL JUST VALUE		349,114	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		360,841	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3210	H/AC	1,900	11/22/1989
6291	NEW CONSTR	1,600	11/07/1989
3670	NEW CONSTR	1,500	10/09/1989
6042	NEW CONSTR	78,515	10/06/1989

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0586/1219	12/27/1989	WD	Q	I		84,800
GRANTOR: SEAWARD HOMES INC						
GRANTEE: BOURASSA FILLIMENA						
0586/1218	12/27/1989	WD	Q	V		19,000
GRANTOR: MIDLAND PROPERTIES						
GRANTEE: SEAWARD HOMES INC						

BUILDING NOTES

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BUILDING DIMENSIONS

BAS=[YR=1993] W10 USP=[YR=2013] N10 W21 UOP=[YR=2013] W2 S10 E2 N10\$ S10 E21 \$ W27 U2 L2 W4 D2 L2 W1 S39 E12 PTO=[YR=1993] S4 E11 FOP=[YR=1993] E4 FGR=[YR=1993] S7 E19 N21 W12 N6 W7 S20 \$ N11 W4 S11 \$ N6 W10 S2 W1 \$ E1 N2 E10 N5 E4 N9 E7 S6 E12 N29 \$.