

LOT 19
IN OR 1819/375
PLANTATION POINT PB 5/269

MILLAR MATTHEW T & TARLA T
1232 HARRISON POINT TRAIL
FERNANDINA BEACH, FL 32034

2023

00-00-30-0518-0019-0000

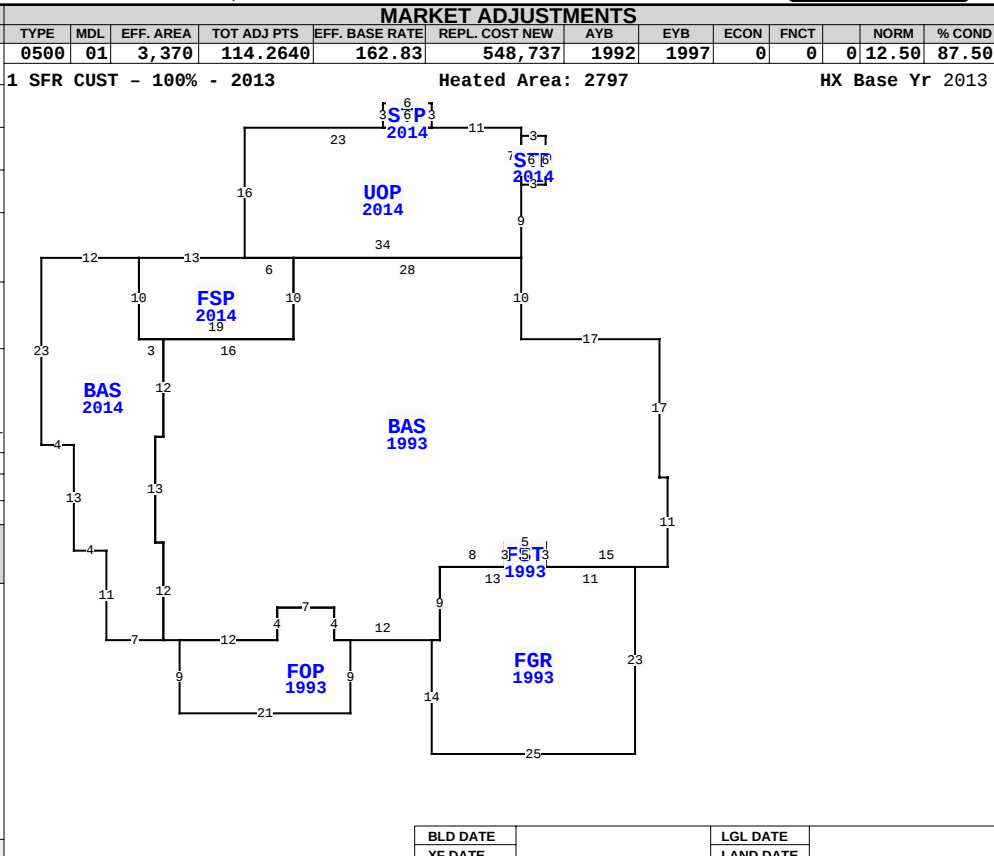


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	100
Units	0	100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3036.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,275	100	2,275	324,133
BAS	522	100	522	74,372
FGR	566	55	311	44,310
FOP	217	30	65	9,261
FSP	190	40	76	10,828
FST	15	55	8	1,140
STP	18	10	2	285
STP	18	10	2	285
UOP	544	20	109	15,530
TOTALS	4,365		3,370	480,145

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	NOTES
1	0812	CONCRETE C	0	100	0	0	1,470.00	SF	4.00	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	
4	0300	BOAT DCK W	0	100	22	4	88.00	SF	40.00	
5	0300	BOAT DCK W	0	100	10	12	120.00	SF	40.00	
6	0300	BOAT DCK W	0	100	4	5	20.00	SF	40.00	
7	0303	FLT DOCK W	0	100	8	16	128.00	SF	26.00	
8	0311	WD GANG WY	0	100	0	0	20.00	SF	33.75	
9	0317	DCK PLNG W	0	100	0	0	2.00	UT	500.00	
10	0825	BRICK	0	100	0	0	365.00	SF	12.50	
11	0825	BRICK	0	100	12	5	60.00	SF	12.50	



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LAND DESCRIPTION										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE
1	000130	C	SFR WATER	100	0003	RS-1	0.00	0.00	1.00	UT

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2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	
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NASSAU COUNTY PROPERTY										
VALUATION SUMMARY										
VALUATION BY	STANDARD									
Tax Group: 8	Tax Dist:									
BUILDING MARKET VALUE	480,145									
TOTAL MARKET OB/XF VALUE	16,875									
TOTAL LAND VALUE - MARKET	500,000									
TOTAL MARKET VALUE	997,020									
SOH/AGL Deduction	501,959									
ASSESSED VALUE	495,061									
TOTAL EXEMPTION VALUE	50,000									
BASE TAXABLE VALUE	445,061									
TOTAL JUST VALUE	997,020									
NCON VALUE	0									
INCOME VALUE	0									
PREVIOUS YEAR MKT VALUE	752,045									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P1417339	REMODEL	0	04/01/2014
B1428430	ADDITION	75,990	03/01/2014
04367	H/AC	3,000	09/29/1992
4761	NEW CONSTR	1,500	05/22/1992
8172	NEW CONSTR	3,000	05/14/1992
8056	NEW CONSTR	110,000	05/04/1992

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1819/0375	10/11/2012	WD	Q	I	02	500,000	
GRANTOR:NALL JANIS FARRIOR TR							
GRANTEE:MILLAR MATTHEW T &							
1598/0943	12/29/2008	WD	U	I	01	100	
GRANTOR:FARRIOR JAMES S & PEG							
GRANTEE:FARRIOR JAMES S & P							

BUILDING NOTES										
BUILDING DIMENSIONS										
BAS=[YR=1993] W17 N10 UOP=[YR=2014] N9 STP=[YR=2014] E3 N6 W3 S6\$ N7 W11 STP=[YR=2014] N3 W6 S3 E6\$ W23 S16 FSP=[YR=2014] W13 BAS=[YR=2014] W12 S23 E4 S13 E4 S11 E7 N12 W1 N13 E1 N12 W3 N10\$ S10 E19 N10 W6\$ E34\$ W28 S10 W16 S12 W1 S13E1 S12 E2 FOP=[YR=1993] S9 E21 N9 W2N4 W7 S4 W12 \$ E12 N4 E7 S4 E12 FGR=[YR=1993] S14 E25 N23 W11 FST=[YR=1993] N3 W5 S3 E5 \$ W13 S9 W1 \$ E1 N9 E8 N3 E5 S3 E15 N11 W1 N17\$.										