

PEREZ SARAH S & ANTHONY S
5355 FIRST COAST HWY
FERNANDINA BEACH, FL 32034

00-00-30-0560-0011-0000

NASSAU COUNTY PROPERTY										PAGE 1 of 1		8
VALUATION SUMMARY												
VALUATION BY								STANDARD				
Tax Group: 8				Tax Dist:								
BUILDING MARKET VALUE								963,265				
TOTAL MARKET OB/XF VALUE								66,552				
TOTAL LAND VALUE - MARKET								1,171,500				
TOTAL MARKET VALUE								2,201,317				
SOH/AGL Deduction								616,200				
ASSESSED VALUE								1,585,117				
TOTAL EXEMPTION VALUE				HX HB				50,000				
BASE TAXABLE VALUE								1,535,117				
TOTAL JUST VALUE								2,201,317				
NCON VALUE								0				
INCOME VALUE												
PREVIOUS YEAR MKT VALUE								1,776,585				
PERMIT NUM		DESCRIPTION				AMT			ISSUED			
B1806843		REMODEL				85,000			07/05/2018			
B18574		ADDITION				13,840			09/01/2006			
B0617890		REMODEL				12,000			06/01/2006			
B0617891		SWIM POOL				32,000			06/01/2006			
B0007693		SWIM POOL				17,000			11/01/2000			
B006950		NEW CONSTR				520,000			03/01/2000			
SALES DATA												
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD		SALE PRICE			
2136/1395		7/20/2017		WD	Q	I	02		1,700,000			
GRANTOR: HOLZ JAMES M & PEGGY												
GRANTEE: PEREZ SARAH S & ANT												
1285/0880		1/04/2005		WD	U	I	21		1,800,000			
GRANTOR: LASSITER DORIS P												
GRANTEE: HOLZ JAMES M & PEGG												
BUILDING NOTES												
BUILDING DIMENSIONS												
BAS=[YR=2000] W26 UOP=[YR=2000] N11 W2 N1 W23 S1 W2 S11 FOP=[YR=2000] S10 E27 N10 W27 \$ E27 \$ S10 W27 N10 W5 UOP=[YR=2000] N8 W2 N1 W12 S1 W2 S8 E16 \$ W21 S16 E4 S20 E8 PTO=[YR=2000] S10 E3 N10 W3 \$ E3 S10 W14 S14 FOP=[YR=2000] S6 E24 N6 W24 \$ E24 N14 W4 N10 E9 FOP=[YR=2000] S6 E14 N6 W14 \$ E23 S10 W4 S22 E26 N22 W13 PTO=[YR=2000] N10 W3 S10 E3 \$ W3 N10 E20 N36 \$ PTR= E15 FUS=[YR=2000] E2 N1 FOP=[YR=2000] N7 E23 S7 W23 \$ E23 S1 UOP=[YR=2000] E3 S10 W3 N10 \$ S23 UOP=[YR=2000] E3 S9 W3 N9 \$ S12 W1 S1 W13 N1 W9 N22 W2 N13 \$ W15 \$ PTR= N25 FGR=[YR=2000] N1 E3 N35 PTO=[YR=2000] N6 W22 S6 E22 \$ W23 S2 W2 S11 E2 S22 E9 S1 E11 \$ S25 \$.												
ND LUE	OTHER ADJUSTMENTS AND NOTES			YEAR	DENSITY	DECL	FRZ	YR	CONSRV			
71,500												
Common: 1,171,500												
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