



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	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality 05 Quality Level 05

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 03

NEIGHBORHOOD/LOC 3003.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAL	112	15	17	1,723
BAS	576	100	576	58,366
FBM	48	80	38	3,851
FCP	240	25	60	6,080
FOP	64	30	19	1,925
FUS	604	100	604	61,203
UBM	48	20	10	1,013

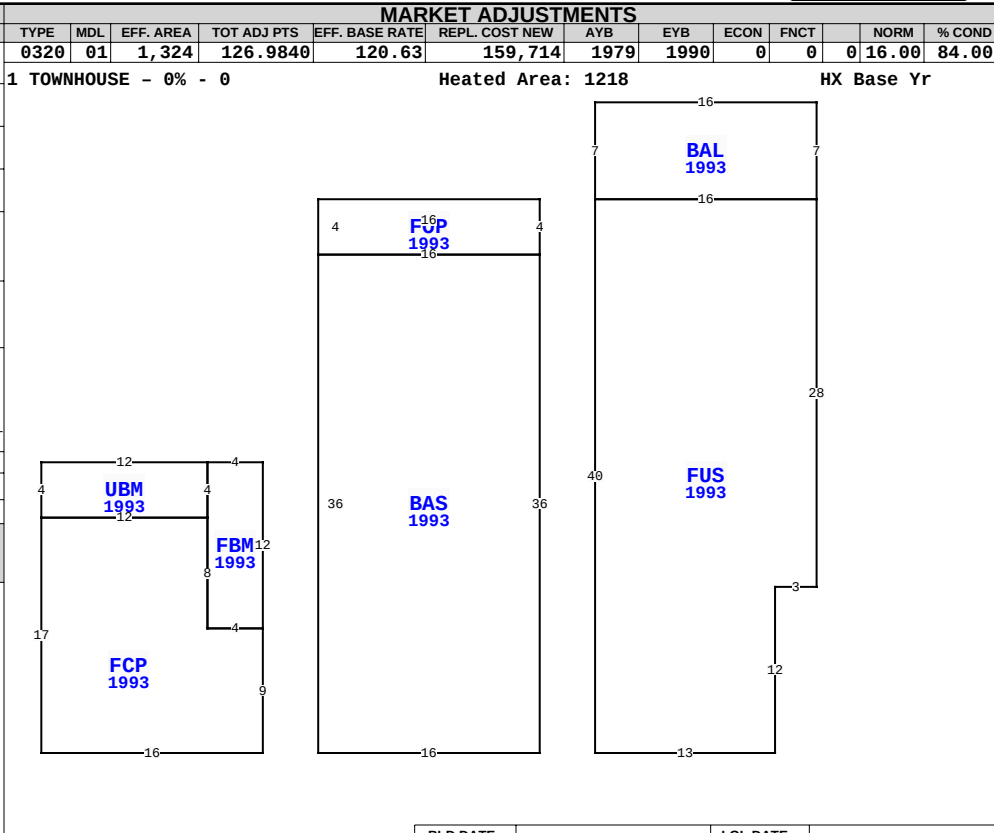
TOTALS 1,692 1,324 134,160

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	0810	CONCRETE A	0	0	0	360.00	SF	6.50	6.50	100	1980	1980	3	35	819	
2	1241	WD DECK G	0	0	16	144.00	UT	11.50	11.50	100	1979	1979	3	20	331	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000120	C	SFR OCN FT	0		RS-1	0.00	0.00	1.00	UT		1.00	1.00	1.00	500,000.00	500,000.00	500,000							



95132 SANDPIPER LOOP, FERNANDINA BEACH

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/15/2023		

TOTAL OB/XF 1,150

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000120	C	SFR OCN FT	0		RS-1	0.00	0.00	1.00	UT		1.00	1.00	1.00	500,000.00	500,000.00	500,000							

NASSAU COUNTY PROPERTY PAGE 1 of 1 8

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		134,160
TOTAL MARKET OB/XF VALUE		1,150
TOTAL LAND VALUE - MARKET		500,000
TOTAL MARKET VALUE		635,310
SOH/AGL Deduction		48,339
ASSESSED VALUE		586,971
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		586,971
TOTAL JUST VALUE		635,310
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		533,610

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1807924	REMODEL	42,000	10/04/2018
0370	REMODEL	1,500	07/01/1993

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2631/1767	4/17/2023	WD	Q	I	01	990,000

GRANTOR: TICHY ROBERT S & JONI

GRANTEE: CAPITAL 8 SANDPIPER

2491/1880 8/30/2021 WD Q I 01 660,000

GRANTOR: CHESEBROUGH ROBERT &

GRANTEE: TICHY ROBERT SILAS

BUILDING NOTES

BUILDING DIMENSIONS

FBM=[YR=1993] W4 UBM=[YR=1993] W12 S4 E12 N4\$ S4
FCP=[YR=1993] W12 S17 E16 N9 W4 N8\$ S8 E4 N12\$ PTR=E4 N19
FOP=[YR=1993] S4 BAS=[YR=1993] S36 E16 N36 W16\$ E16 N4 W16\$
E20 N7 BAL=[YR=1993] S7 FUS=[YR=1993] S40 E13 N12 E3 N28 W16\$
E16 N7 W16\$ S7 W20 S19 W4\$.