



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

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Quality	04	Quality Level 04
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DOR CODE	0100	SINGLE FAMILY
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MAP NUM		MKT AREA	03
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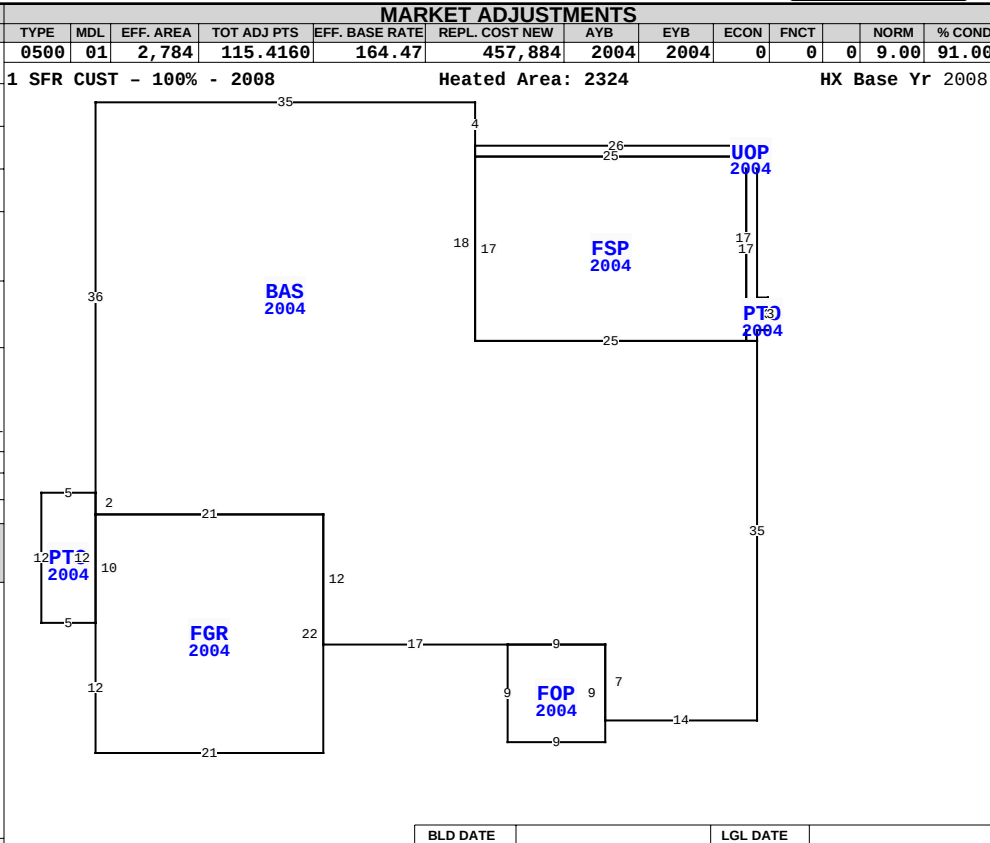
NEIGHBORHOOD/LOC	3032.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,324	100	2,324	347,827
FGR	462	55	254	38,015
FOP	81	30	24	3,592
FSP	425	40	170	25,444
PTO	3	5	0	0
PTO	60	5	3	449
UOP	43	20	9	1,347
TOTALS	3,398		2,784	416,674

EXTRA FEATURES		
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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	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2004	2004	3	89	3,115	
2	0855	CONC PAVER	0 100	0	0	700.00	SF	10.00	10.00	100	2005	2005	3	87	6,090	
3	0810	CONCRETE A	0 100	0	0	115.00	SF	6.50	6.50	100	2005	2005	3	87	650	
4	1126	CB/STC 8"	0 100	0	0	75.00	SF	8.00	8.00	100	2004	2004	3	86	516	
5	0855	CONC PAVER	0 100	0	0	610.00	SF	12.50	12.50	100	2005	2005	3	87	6,634	
6	0855	CONC PAVER	0 100	0	0	548.00	SF	7.00	7.00	100	2011	2011	3	93	3,567	

LAND DESCRIPTION			TOTAL OB/XF 20,572													
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
1	000100	C	SFR	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	250,000.00	250,000.00



95001 SEAWALK CT, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY			PAGE 1 of 1	8
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE	416,674			
TOTAL MARKET OB/XF VALUE	20,572			
TOTAL LAND VALUE - MARKET	250,000			
TOTAL MARKET VALUE	687,246			
SOH/AGL Deduction	299,302			
ASSESSED VALUE	387,944			
TOTAL EXEMPTION VALUE	50,000		HX HB	
BASE TAXABLE VALUE	337,944			
TOTAL JUST VALUE	687,246			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	679,630			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B22107	REMODEL	8,000	12/01/2008
B0311241	NEW CONSTR	196,020	06/01/2003
R035128	REPAIR/RRF	5,000	06/01/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2598/0248	10/18/2022	SW	U	I	11	100
GRANTOR: TOMLINSON RONALD W TR						
GRANTEE: TOMLINSON RONALD &						
1141/0644	5/30/2003	WD	Q	V		109,800
GRANTOR: BRYLEN HOMES LTD						
GRANTEE: TOMLINSON RONALD &						

BUILDING NOTES		
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BUILDING DIMENSIONS		
UOP=[YR=2004]	W26	BAS=[YR=2004]
N4	W35	S36
PTO=[YR=2004]	W5	S12
E5	FGR=[YR=2004]	S12
E21	N22	W21
S10	\$	N12
\$	S2	E21
S12	FOP=[YR=2004]	S9
E9	N9	W9
\$	E9	S7
E14	N35	W1
FSP=[YR=2004]	N17	W25
S17	E25	\$
W25	N18	\$
S1	E25	S17
E1	N1	PTO=[YR=2004]
E1	N3	W1
S3	\$	N17
\$		