



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	01	FLAT 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	04	C ABOVE GD 70
Interior Floo	12	HARDWOOD 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	03
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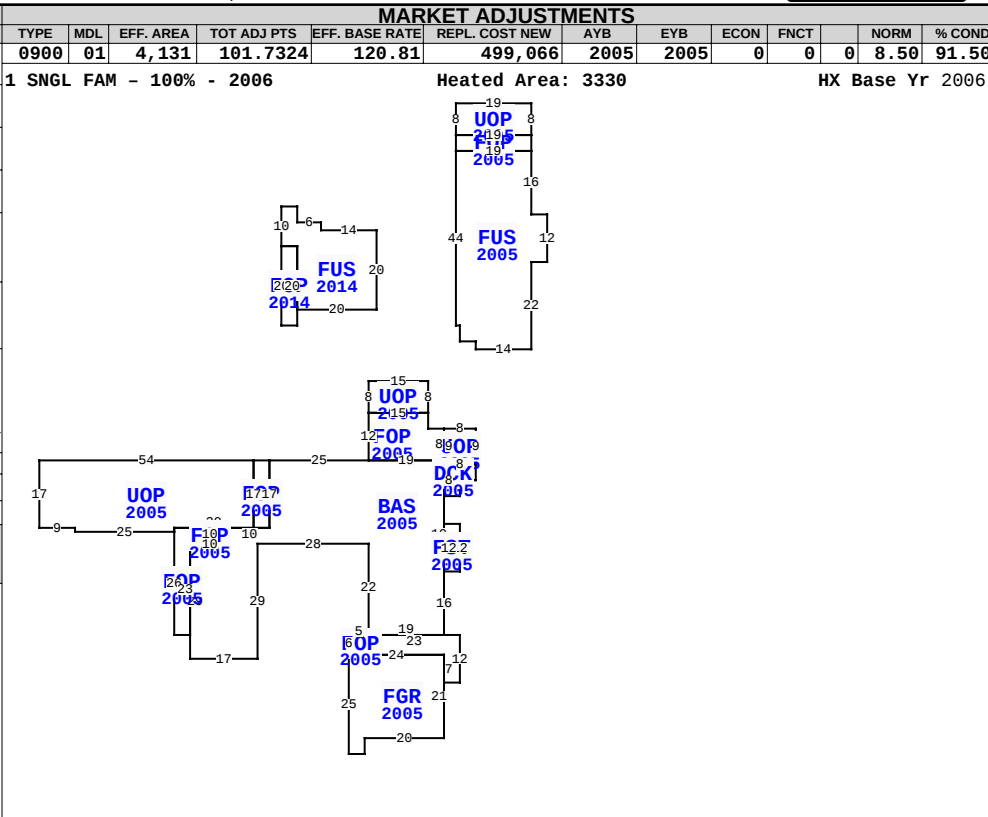
NEIGHBORHOOD/LOC	3027.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,894	100	1,894	209,365
DCK	48	10	5	553
FGR	520	55	286	31,615
FOP	40	30	12	1,327
FOP	68	30	20	2,211
FOP	76	30	23	2,543
FOP	108	30	32	3,537
FOP	173	30	52	5,748
FOP	212	30	64	7,075
FOP	80	30	24	2,653
TOTALS	5,990		4,131	456,645

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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2005	2005	3	90	1,800	
2	0810	CONCRETE A	0	100	0	0	276.00	SF	6.50	6.50	100	2005	2005	3	87	1,561	
3	0861	POOL GUNIT	0	100	28	9	252.00	SF	85.00	85.00	100	2005	2005	3	44	9,425	
4	0810	CONCRETE A	0	100	7	7	49.00	SF	6.50	6.50	100	2005	2005	3	87	277	
5	0920	CWALL-WD/M	0	100	0	0	144.00	LF	390.00	390.00	100	2005	2005	3	27	15,163	
6	1126	CB/STC 8"	0	100	0	0	457.00	SF	8.00	8.00	100	2005	2005	3	87	3,181	
7	0525	GAZEBO	0	100	0	0	1.00	UT	5,000.00	5,000.00	100	1995	1995	3	24	1,200	
8	0462	ST/AL FNC	0	100	0	0	528.00	SF	10.00	10.00	100	2005	2005	3	44	2,323	
9	0819	CONC 12"	0	100	19	2	38.00	SF	9.50	9.50	100	2005	2005	3	87	314	
10	1121	CB 4"	0	100	24	1	24.00	SF	5.00	5.00	100	2005	2005	3	87	104	

LAND DESCRIPTION			TOTAL OB/XF 35,348														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	000132	C	SFR RIVER	100			157.00	350.00	157.00	FF		1.00	1.00	1.00	7,500.00	7,500.00	1,177,500
2	000115	C	SFR ACRES	100			0.00	0.00	0.79	AC		1.00	1.00	1.00	85,000.00	85,000.00	67,150
3	009620	C	MARSH	100			0.00	0.00	0.74	AC		1.00	1.00	1.00	100.00	100.00	74



** This building has 17 Sub-Areas

4742 OLIVER LN, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY		PAGE 1 of 2	8
VALUATION SUMMARY		STANDARD	
VALUATION BY		Tax Dist:	
Building MARKET VALUE		558,588	
TOTAL MARKET OB/XF VALUE		55,815	
TOTAL LAND VALUE - MARKET		1,244,724	
TOTAL MARKET VALUE		1,859,127	
SOH/AGL Deduction		941,086	
ASSESSED VALUE		918,041	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		868,041	
TOTAL JUST VALUE		1,859,127	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,708,139	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1313704	REPAIR/RRF	8,916	11/01/2013
B1327731	ADD 467 SF	70,000	09/01/2013
C22192	CO ISSUED	0	07/21/2009
M14581	MECH OTHER	0	06/01/2009
P13673	OTHER	0	02/01/2009
B22192	NEW CONSTR	83,457	01/01/2009

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1038/1273	2/20/2002	QC	U	V	06
GRANTOR: OLIVER MARY LUKE L/E					
GRANTEE: MURPHY PAUL S & MAR					
0988/1224	5/29/2001	WD	U	V	18
GRANTOR: OLIVER MARY LUKE					
GRANTEE: OLIVER MARY LUKE L/					

BUILDING NOTES					

BUILDING DIMENSIONS					
UOP=[YR=2005] W8 FOP=[YR=2005] W4 N4 UOP=[YR=2005] N8 W15 S8 E15\$ W15 S12 BAS=[YR=2005] W25 FOP=[YR=2005] W4 UOP=[YR=2005] W54 S17 E9 S1 E25 FOP=[YR=2005] S26 E4 N23 FOP=[YR=2005] E10 N4 W10 S4\$ N4 W4 S1\$ N1 E20 N17\$ S17 E4 N17\$ S17 W10 S4 W10 S29 E17 N29 E28 S22 FOP=[YR=2005] W5 S6 FGR=[YR=2005] S25 E4 N4 E20 N21 W24\$ E24 S7 E4 N12 W23 N1\$ S1 E19 N16 FST=[YR=2005] E4 N12 W4 S12\$ N19 DCK=[YR=2005] E4 N4 E4 N4 W8 S8\$ N9 W19\$ E19 N8\$ S9 E8 N9\$ PTR=N20 FUS=[YR=2005] N2 W4 N4 W1 N44 FOP=[YR=2005] N4 UOP=[YR=2005] N8 E19 S8 W19\$ E19 S4 W19\$ E19 S16 E4 S12 W4 S22 W14 \$ S20\$ PTR=N50 W25 FUS=[YR=2014] W14 N2 W6 N4 W4 S10 FOP=[YR=2014] S20 E4 N20 W4\$ E4 S16 E20 N20\$ E25 S50\$.					

MURPHY PAUL S & MARY ANN
4742 OLIVER LANE
FERNANDINA BEACH, FL 32034

2023

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