

LOT 73
IN OR 2026/1718
ISLE DE MAI AT AMELIA PB 7/12

LAWING PATRICIA B/LAWING MARC D
611 SPANISH WAY E
FERNANDINA BEACH, FL 32034

2023

00-00-31-087I-0073-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 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	0	0 100
Units	0	0 100
Occupancy	00	NONE 100

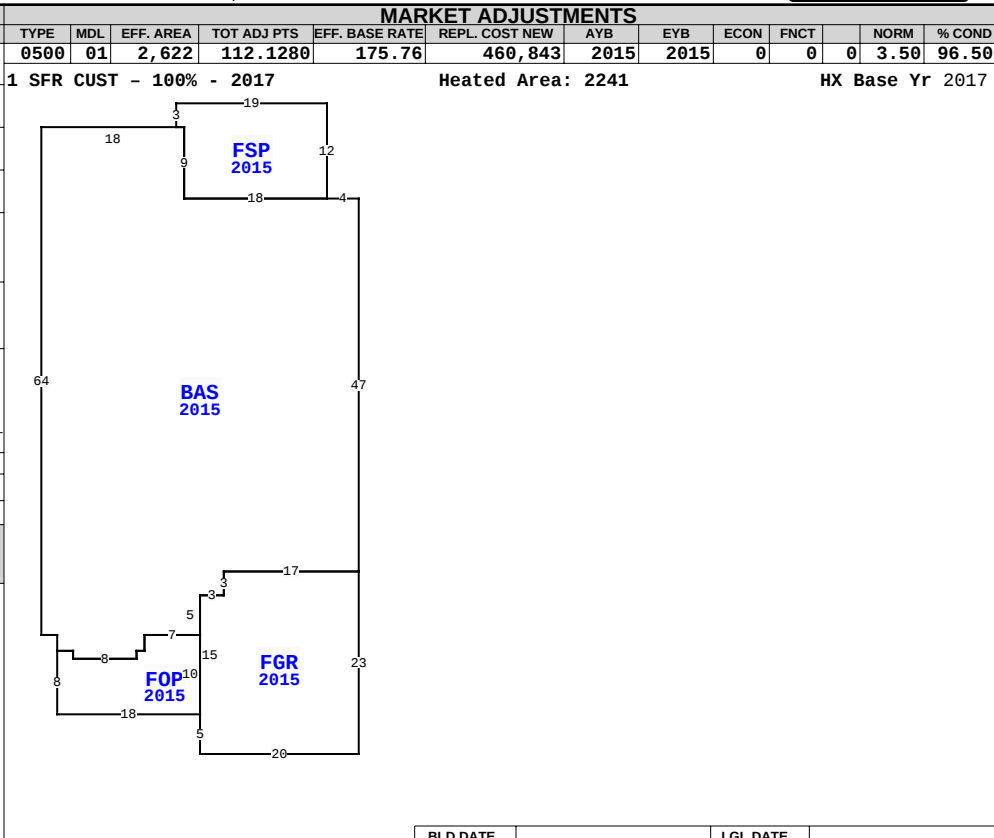
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1079.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,241	100	2,241	380,092
FGR	451	55	248	42,062
FOP	150	30	45	7,632
FSP	219	40	88	14,926
TOTALS	3,061		2,622	444,713

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0855	CONC PAVER	0	100	0	0		553.00	SF 7.00	100	2015
2	0855	CONC PAVER	0	100	0	0		53.00	SF 7.00	100	2015
3	0504	FP-ELECTRI	0	100	0	0		1.00	UT 2,000.00	100	2015

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100	0003		0.00	0.00	1.00	LT	1.00

REVIEW DATE 11/15/2019 BY DJA



611 E SPANISH WAY, FERNANDINA BEACH											
TOTAL OB/XF 6,012											

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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100	0003		0.00	0.00	1.00	LT	1.00

Total Acres: 0.00 Total Land Value: 140,000 Market: 0 Agricultural: 0 Common: 140,000

NASSAU COUNTY PROPERTY											
PAGE 1 of 1 2											
VALUATION SUMMARY											
STANDARD											
VALUATION BY											
Tax Group: 2 Tax Dist:											
BUILDING MARKET VALUE 444,713											
TOTAL MARKET OB/XF VALUE 6,012											
TOTAL LAND VALUE - MARKET 140,000											
TOTAL MARKET VALUE 590,725											
SOH/AGL Deduction 251,098											
ASSESSED VALUE 339,627											
TOTAL EXEMPTION VALUE 55,000											
BASE TAXABLE VALUE 284,627											
TOTAL JUST VALUE 590,725											
NCON VALUE 0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE 538,443											

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20142111	CO ISSUED	0	09/02/2015
20142111	NEW CONSTR	250,225	09/30/2014

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2026/1718	1/29/2016	WD	Q	I	02	355,000	
GRANTOR: SEDA CONSTRUCTION COM							
GRANTEE: LAWING PATRICIA B &							
1480/0598	2/22/2007	WD	U	V	19	1,299,500	
GRANTOR: SEASIDE PPR INC							
GRANTEE: SEDA CONSTRUCTION C							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2015] W4 FSP=[YR=2015] N12 W19 S3 E1 S9 E18\$ W18 N9 W18 S64 E2 S2 FOP=[YR=2015] S8 E18 FGR=[YR=2015] S5 E20 N23 W17 S3 W3 S15\$ N10 W7 S2 W1 S1 W8 N1 W2 \$ E2 S1 E8 N1 E1 N2 E7 N5 E3 N3 E17 N47\$.											