

LOT 143  
IN OR 2243/1053  
ISLE DE MAI AT AMELIA #2

DOUCETTE KELLY/SWARTZ ARTHUR  
2819 FERDINAND CT  
FERNANDINA BEACH, FL 32034-9263

2023

00-00-31-087I-0143-0000



| BUILDING CHARACTERISTICS |                   |
|--------------------------|-------------------|
| ELEMENT                  | CD                |
| 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 80      |
| Interior Floo            | 11 CLAY TILE 20   |
| Air Condition            | 03 CENTRAL 100    |
| Heating Type             | 04 AIR DUCTED 100 |
| Bedrooms                 | 3 100             |
| Bathrooms                | 3 100             |
| Frame                    | 02 WOOD FRAME 100 |
| Stories                  | 2. 2. 100         |
| Units                    | 0 100             |
| Occupancy                | 00 NONE 100       |

|          |                     |
|----------|---------------------|
| Quality  | 03 Quality Level 03 |
| DOR CODE | 0100 SINGLE FAMILY  |

|         |          |    |
|---------|----------|----|
| MAP NUM | MKT AREA | 01 |
|---------|----------|----|

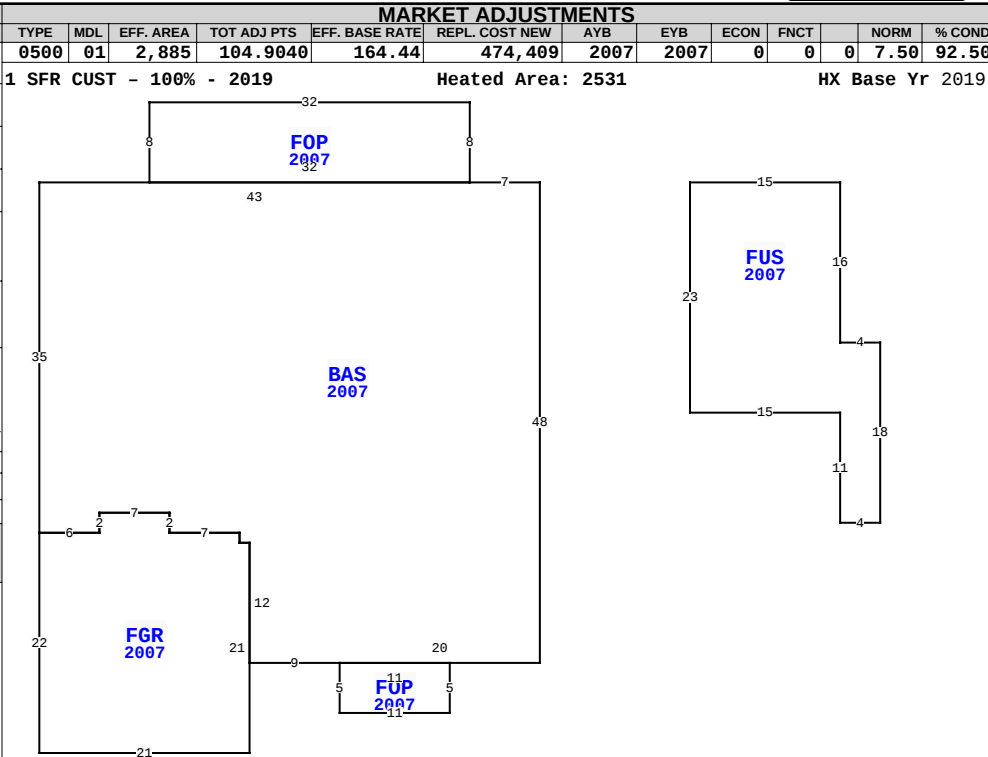
|                  |         |
|------------------|---------|
| NEIGHBORHOOD/LOC | 1079.00 |
|------------------|---------|

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 2,114            | 100         | 2,114        | 321,554              |
| FGR       | 475              | 55          | 261          | 39,700               |
| FOP       | 55               | 30          | 16           | 2,434                |
| FOP       | 256              | 30          | 77           | 11,712               |
| FUS       | 417              | 100         | 417          | 63,428               |

|        |       |       |         |
|--------|-------|-------|---------|
| TOTALS | 3,317 | 2,885 | 438,828 |
|--------|-------|-------|---------|

| EXTRA FEATURES |            |             |         |    |   |        |    |          |                |
|----------------|------------|-------------|---------|----|---|--------|----|----------|----------------|
| L N            | OB/XF CODE | DESCRIPTION | BLD CAP | L  | W | UNITS  | UT | Adj R    | ADJ UNIT PRICE |
| 1              | 0504       | FP-ELECTRI  | 0 100   | 0  | 0 | 1.00   | UT | 2,000.00 | 2,000.00       |
| 2              | 0855       | CONC PAVER  | 0 100   | 0  | 0 | 621.00 | SF | 10.00    | 10.00          |
| 3              | 0855       | CONC PAVER  | 0 100   | 0  | 0 | 299.00 | SF | 10.00    | 10.00          |
| 4              | 0855       | CONC PAVER  | 0 100   | 0  | 0 | 397.00 | SF | 10.00    | 10.00          |
| 5              | 0911       | SCRN RM A   | 0 100   | 31 | 8 | 248.00 | SF | 17.50    | 17.50          |
| 6              | 0911       | SCRN RM A   | 0 100   | 3  | 8 | 24.00  | SF | 17.50    | 17.50          |
| 7              | 0462       | ST/AL FNC   | 0 100   | 81 | 0 | 324.00 | SF | 10.00    | 10.00          |
| 8              | 0463       | FENCE GATE  | 0 100   | 0  | 0 | 1.00   | UT | 300.00   | 300.00         |

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



|          |            |    |           |  |
|----------|------------|----|-----------|--|
| BLD DATE | 09/24/2007 | KK | LGL DATE  |  |
| XF DATE  |            |    | LAND DATE |  |
| INC DATE |            |    | AG DATE   |  |

2819 FERDINAND CT, FERNANDINA BEACH

| TOTAL OB/XF |  |  |  |  |  |  |  |  |  |
|-------------|--|--|--|--|--|--|--|--|--|
| 17,269      |  |  |  |  |  |  |  |  |  |

| NASSAU COUNTY PROPERTY    |  |           |  |
|---------------------------|--|-----------|--|
| PAGE 1 of 1               |  |           |  |
| VALUATION SUMMARY         |  |           |  |
| VALUATION BY              |  | STANDARD  |  |
| Tax Group: 2              |  | Tax Dist: |  |
| BUILDING MARKET VALUE     |  | 438,828   |  |
| TOTAL MARKET OB/XF VALUE  |  | 17,269    |  |
| TOTAL LAND VALUE - MARKET |  | 140,000   |  |
| TOTAL MARKET VALUE        |  | 596,097   |  |
| SOH/AGL Deduction         |  | 207,308   |  |
| ASSESSED VALUE            |  | 388,789   |  |
| TOTAL EXEMPTION VALUE     |  | 50,000    |  |
| BASE TAXABLE VALUE        |  | 338,789   |  |
| TOTAL JUST VALUE          |  | 596,097   |  |
| NCON VALUE                |  | 0         |  |
| INCOME VALUE              |  |           |  |
| PREVIOUS YEAR MKT VALUE   |  | 540,489   |  |

| PERMIT NUM | DESCRIPTION       | AMT    | ISSUED     |
|------------|-------------------|--------|------------|
| 20230106   | 8.5*34 SCREEN ENC | 51,057 | 02/20/2023 |
| 20101436   | TANKS/BLRS        | 950    | 08/27/2010 |
| 20101416   | ELEC OTHER        | 900    | 08/24/2010 |
| 20071862   | OTHER             | 1,640  | 10/03/2007 |
| 20071105   | H/AC              | 6,750  | 06/14/2007 |
| 20070919   | OTHER             | 6,671  | 05/23/2007 |

| SALES DATA                     |            |           |     |     |            |
|--------------------------------|------------|-----------|-----|-----|------------|
| OFF RECORD Number              | DATE       | TYPE INST | Q U | V I | RSN CD     |
| 2243/1053                      | 12/12/2018 | WD        | Q   | I   | 01         |
| GRANTOR: COOPER ANITA S        |            |           |     |     | SALE PRICE |
| GRANTEE: DOUCETTE KELLY & AR   |            |           |     |     |            |
| 1532/1334                      | 10/29/2007 | WD        | Q   | I   |            |
| GRANTOR: SEDA CONSTRUCTION COM |            |           |     |     | 345,000    |
| GRANTEE: COOPER ANITA S        |            |           |     |     |            |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS                                                                                                                                                                                                                                |  |  |  |  |  |  |  |  |  |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2007] W7 FOP=[YR=2007] N8 W32 S8 E32\$ W43 S35<br>FGR=[YR=2007] S22 E21 N21 W1 N1 W7 N2 W7 S2 W6\$ E6 N2 E7 S2<br>E7 S1 E1 S12 E9 FOP=[YR=2007] S5 E11 N5 W11\$ E20 N48 \$<br>PTR=E15 FUS=[YR=2007] E15 S16 E4 S18 W4 N11 W15 N23\$ W15\$. |  |  |  |  |  |  |  |  |  |