LOT 160
IN OR 1405/629
ISLE DE MAI AT AMELIA PB 7/12

CAMERON EDWARD P &/ALTHAR ROBERT R
629 SANTA MARIA DRIVE
FERNANDINA BEACH, FL 32034

2023

00-00-31-087I-0160-0000

BUILDING CHARACTERISTICS

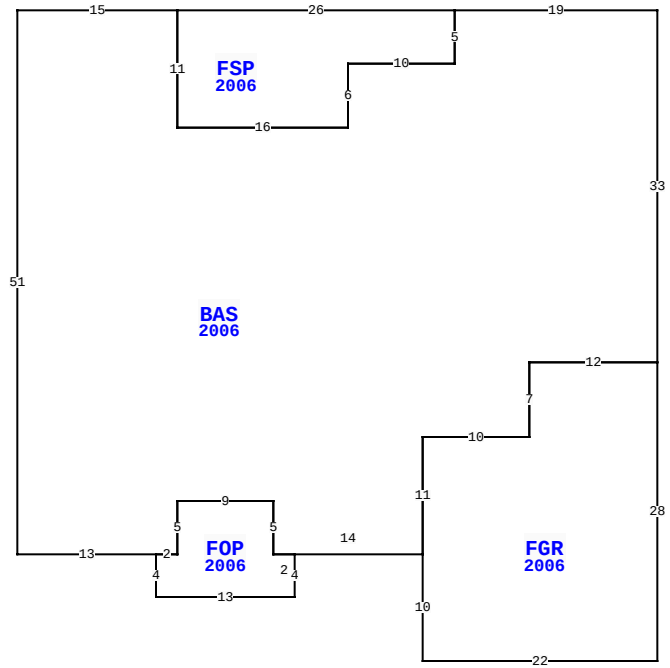
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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	2,463	100	2,463	366,927
FGR	546	55	300	44,693
FOP	97	30	29	4,320
FSP	226	40	90	13,408
TOTALS	3,332		2,882	429,347

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	2,882	103.3060	161.93	466,682	2006	2006	0	0	0	8.00	92.00

1 SFR CUST – 100% - 2007 Heated Area: 2463 HX Base Yr 2007



629 SANTA MARIA DR, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		429,347
TOTAL MARKET OB/XF VALUE		11,673
TOTAL LAND VALUE - MARKET		140,000
TOTAL MARKET VALUE		581,020
SOH/AGL Deduction		276,412
ASSESSED VALUE		304,608
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		254,608
TOTAL JUST VALUE		581,020
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		528,337

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20053252	ELEC OTHER	6,000	12/29/2005
20053040	H/AC	3,000	11/17/2005
20052567	OTHER	6,000	08/30/2005
20052453	ELEC OTHER	1,000	08/16/2005
20052418	DEMOLITION	2,000	08/10/2005
20052419	NEW CONSTR	150,000	08/10/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1405/0629	4/19/2006	WD	Q	I		445,900
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: CAMERON EDWARD P &						
1260/0497	9/20/2004	WD	U	V	19	756,000
GRANTOR: SEASIDE PPR INC						
GRANTEE: SEDA CONSTRUCTION C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W19 FSP=[YR=2006] W26 S11 E16 N6 E10 N5$ S5 W10 S6 W16 N11 W15 S51 E13 FOP=[YR=2006] S4 E13 N4 W2 N5 W9 S5 W2$ E2 N5 E9 S5 E14 FGR=[YR=2006] S10 E22 N28 W12 S7 W10 S11$ N11 E10 N7 E12 N33$.

EXTRA FEATURES

LN	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	2006	2006	3	91	1,820	
2	0855	CONC PAVER	0	100	0	0	670.00	SF	10.00	10.00	100	2006	2006	3	88	5,896	
3	0855	CONC PAVER	0	100	29	3	87.00	SF	10.00	10.00	100	2006	2006	3	88	766	
4	0462	ST/AL FNC	0	100	0	0	386.00	SF	10.00	10.00	100	2006	2006	3	48	1,853	
5	0855	CONC PAVER	0	100	0	0	152.00	SF	10.00	10.00	100	2006	2006	3	88	1,338	

LAND DESCRIPTION

TOTAL OB/XF 11,673

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0003		0.00	0.00	1.00	LT		1.00	1.00	1.00	140,000.00	140,000.00	140,000							

REVIEW DATE 10/24/2017 BY DJX Total Acres: 0.00 Total Land Value: 140,000 Market: 0 Agricultural: 0 Common: 140,000 PRINTED 08/02/2023 BY SYS