

LOT 58
IN OR 1264/363
OCEAN VIEW ESTATES PB 6/25-26

SANTRY MARY F/SANTRY MARIE CECELIA
865 ATLANTIC VIEW DR
FERNANDINA BEACH, FL 32034

2023

00-00-31-156E-0058-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 70
Exterior Wall	16	WD FR STUC 30
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	15	HARDTILE 60
Interior Floor	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	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
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NEIGHBORHOOD/LOC	1081.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,010	100	2,010	265,523
FGR	422	55	232	30,648
FOP	60	30	18	2,377
FOP	298	30	89	11,757

TOTALS	2,790		2,349	310,305
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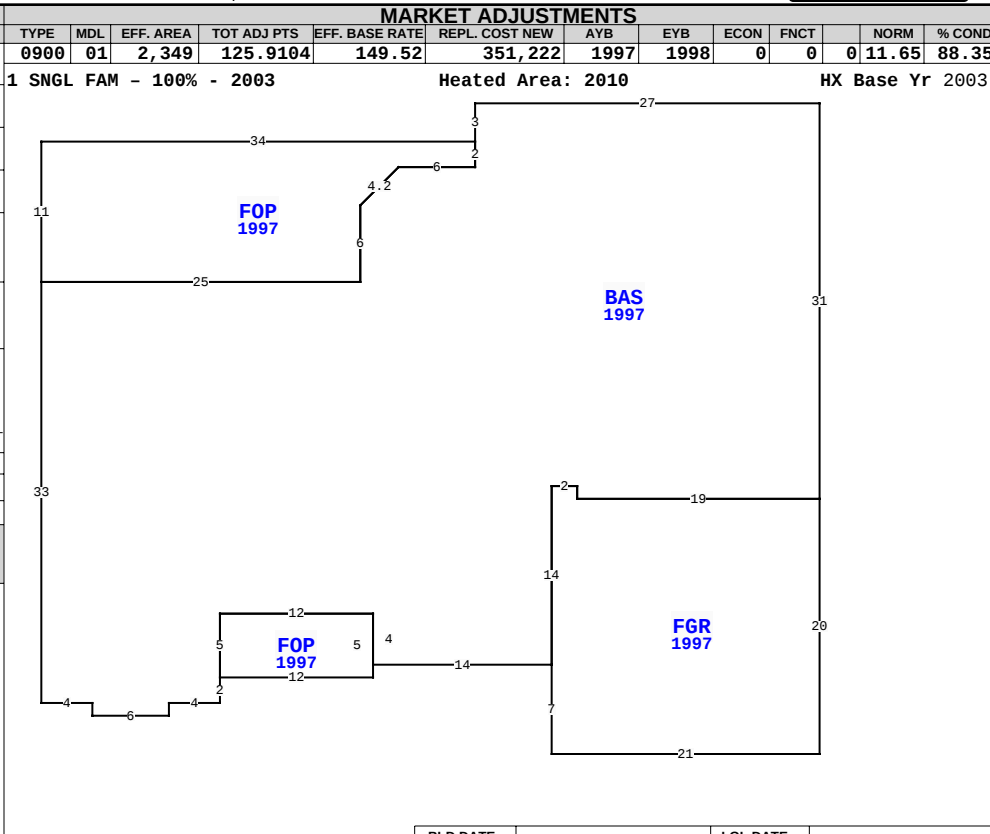
EXTRA FEATURES

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	1997	1997	3	81	2,835	
2	0810	CONCRETE A	0	100	0	0	837.00	SF	6.50	6.50	100	1997	1997	3	75	4,080	
3	0861	POOL GUNIT	0	100	0	0	238.00	SF	85.00	85.00	100	2004	2004	3	40	8,092	
4	0845	KOOL DECK	0	100	0	0	648.00	SF	13.27	13.27	100	2004	2004	3	86	7,394	
5	0910	SCRN RM L	0	100	34	24	816.00	SF	15.00	15.00	100	2004	2004	3	24	2,938	
6	0855	CONC PAVER	0	100	0	0	70.00	SF	7.00	7.00	100	2004	2004	3	86	421	

LAND DESCRIPTION

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	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000134	C	SFR POND	100	0003	R-1	0.00	0.00	1.00	LT		1.00	1.00	1.10	275,000.00	302,500.00	302,500							

REVIEW DATE 05/31/2017 BY DJX



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

TOTAL OB/XF																	25,760
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Total Acres: 0.00 Total Land Value: 302,500 Market: 0 Agricultural: 0 Common: 302,500

NASSAU COUNTY PROPERTY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		310,305
TOTAL MARKET OB/XF VALUE		25,760
TOTAL LAND VALUE - MARKET		302,500
TOTAL MARKET VALUE		638,565
SOH/AGL Deduction		345,112
ASSESSED VALUE		293,453
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		243,453
TOTAL JUST VALUE		638,565
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		555,068

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20111276	OTHER	10,000	08/02/2011
20040473	SCREEN ROOM	4,000	03/11/2004
20040237	SWIM POOL	25,000	02/11/2004
10311-B	NEW CONSTR	100,091	02/18/1997

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BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1997] W27 S3 FOP=[YR=1997] W34 S11 E25 N6 U3 R3 E6 N2\$ S2 W6 L3 D3 S6 W25 S33 E4 S1 E6 N1 E4 N2 FOP=[YR=1997] E12 N5 W12 S5 \$ N5 E12S4 E14 FGR=[YR=1997] S7 E21 N20 W19 N1 W2 S14 \$ N14 E2 S1 E19 N31 \$.						

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