



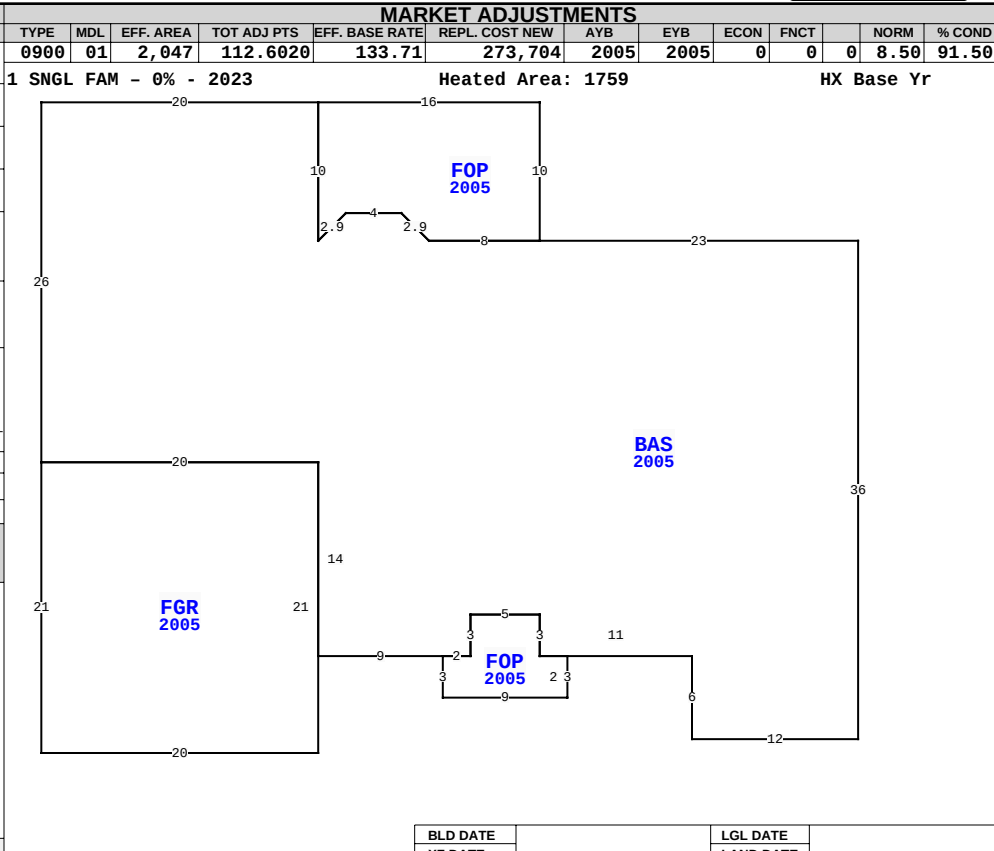
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	1027.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,759	100	1,759	215,204
FGR	420	55	231	28,262
FOP	42	30	13	1,590
FOP	148	30	44	5,383
TOTALS	2,369		2,047	250,439

TOTALS		27,000	2,047	200,400			
EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0962	SKYLIGHT	0	0	0	0	
2	0810	CONCRETE A	0	0	46	16	
3	0810	CONCRETE A	0	0	23	3	
4	0810	CONCRETE A	0	0	10	17	
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LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D				
1	000100	C	SFR	0	0003				
REVIEW DATE		07/10/2018		BY	DJX				



2079 INDIGO ST, FERNANDINA BEACH	BLD DATE		LGL DATE	
	XF DATE		LAND DATE	
	INC DATE		AG DATE	

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		250,439	
TOTAL MARKET OB/XF VALUE		5,948	
TOTAL LAND VALUE - MARKET		121,000	
TOTAL MARKET VALUE		377,387	
SOH/AGL Deduction		0	
ASSESSED VALUE		377,387	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		377,387	
TOTAL JUST VALUE		377,387	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		352,821	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20042419	NEW CONSTR	2,000	12/27/2004
20042305	H/AC	4,000	12/09/2004
20042002	NEW CONSTR	5,000	11/01/2004
20041698	NEW CONSTR	120,000	09/20/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2583/1775	8/12/2022	WD	Q	I	01	494,900
GRANTOR: LAWLOR MICHAEL C						
GRANTEE: TUCH LAURA						
1261/1615	9/28/2004	WD	Q	V		56,500
GRANTOR: AMELIA ISLAND LAND						
GRANTEE: LAWLOR MICHAEL C						

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2005] W23 FOP=[YR=2005] N10 W16 S10 R2 U2 E4 R2 D2 E8\$ W8 U2 L2 W4 L2 D2 N10W20 S26 FGR=[YR=2005] S21E20 N21 W20 \$ E20 S14 E9 FOP=[YR=2005] S3 E9 N3 W2 N3 W5 S3 W2 \$ E2 N3 E5 S3 E11 S6 E12 N36 \$.													