

LOT 7
THE RESIDENCE @ AMELIA
LANDINGS #5 PB 6/59

PAPKE STEVEN D & KATHLEEN A S
2657 LONG BOAT DR
FERNANDINA BEACH, FL 32034

2023

00-00-31-1652-0007-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 90
Exterior Wall	14	WD SHINGLE 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 80
Roof Cover	12	MODULAR MT 20
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 60
Interior Floor	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
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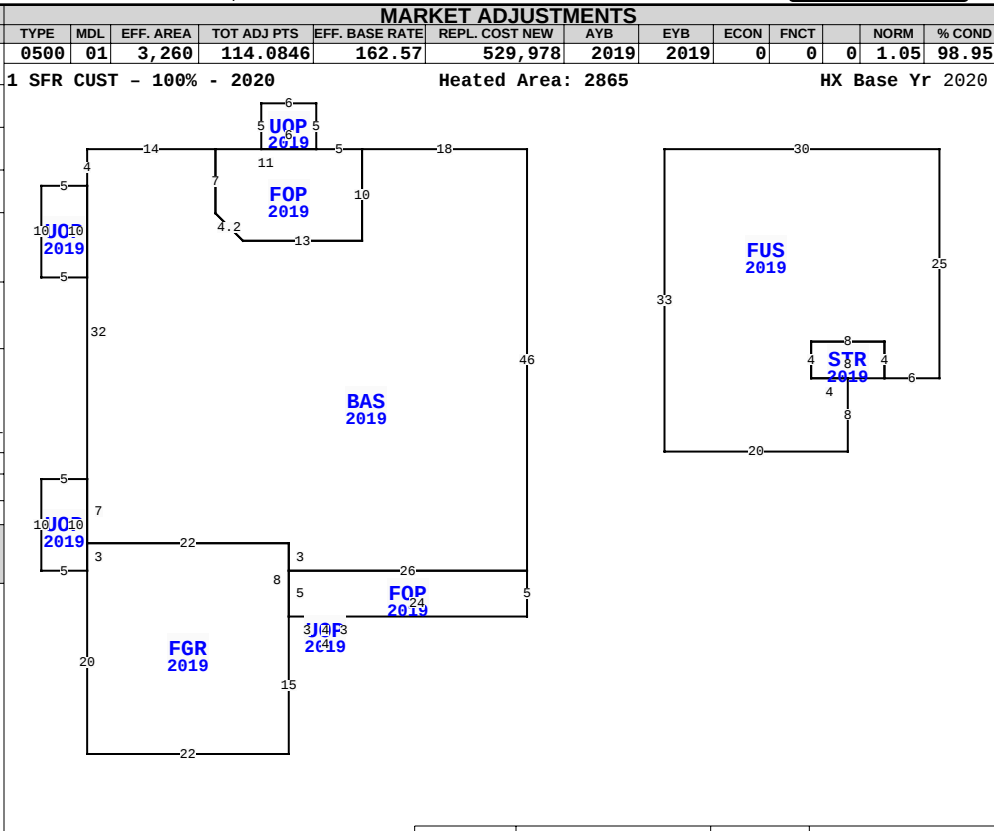
NEIGHBORHOOD/LOC	1049.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,987	100	1,987	319,635
FGR	506	55	278	44,719
FOP	130	30	39	6,273
FOP	156	30	47	7,561
FUS	878	100	878	141,237
STR	32	10	3	483
UOP	12	20	2	322
UOP	30	20	6	965
UOP	50	20	10	1,609
UOP	50	20	10	1,609
TOTALS	3,831		3,260	524,413

EXTRA FEATURES	
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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	0855	CONC PAVER	0	100	0	0			1,182.00	SF	10.00				11,702	
2	0855	CONC PAVER	0	100	0	0			72.00	SF	10.00				713	
3	0855	CONC PAVER	0	100	0	0			945.00	SF	10.00				9,450	
4	0861	POOL GUNIT	0	100	0	0			317.00	SF	85.00				26,406	
5	0877	JACUZZI	0	100	0	0			1.00	UT	1,000.00				970	

LAND DESCRIPTION			TOTAL OB/XF 49,241														
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
1	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	160,000.00	160,000.00	160,000



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

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY		STANDARD	
VALUATION BY		Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE			524,413
TOTAL MARKET OB/XF VALUE			49,241
TOTAL LAND VALUE - MARKET			160,000
TOTAL MARKET VALUE			733,654
SOH/AGL Deduction			330,578
ASSESSED VALUE			403,076
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			353,076
TOTAL JUST VALUE			733,654
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			563,168

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20200191	SWIM POOL	40,300	05/27/2020
20182890	CO ISSUED	0	12/20/2019
20182890	NEW CONSTR	370,044	08/21/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2328/1315	12/19/2019	SW	Q	I	02	503,000
GRANTOR: ARTISAN HOMES LLC						
GRANTEE: PAPKE STEVEN D & KA						
2185/1270	3/23/2018	WD	Q	V	01	100,000
GRANTOR: CREECH JAY H & LAURA						
GRANTEE: ARTISAN HOMES LLC						

BUILDING NOTES																
BUILDING DIMENSIONS																
BAS=[YR=2019] W18 FOP=[YR=2019] W5 UOP=[YR=2019] N5 W6 S5 E6\$ W11 S7 D3 R3 E13 N10\$ S10 W13 U3 L3 N7 W14 S4 UOP=[YR=2019] W5 S10 E5 N10\$ S32 UOP=[YR=2019] W5 S10 E5 FGR=[YR=2019] S20 E22 N15 FOP=[YR=2019] E2 UOP=[YR=2019] S3 E4 N3 W4\$ E24 N5 W26 S5\$ N8 W22 S3\$ N10\$ S7 E22 S3E26 N46\$ PTR=E15 FUS=[YR=2019] E30 S25 W6 STR=[YR=2019] W8 N4 E8 S4\$ N4 W8 S4 E4 S8 W20 N33\$ W15\$.																