

LOT 11
ENCLAVE AT SUMMER BEACH PHASE
TWO-A & TWO-B OR 2434/722

MARTHERS GEORGE III & DIANE
96008 MIMOSA DR
FERNANDINA BEACH, FL 32034

2023

00-SB-30-047E-0011-0000



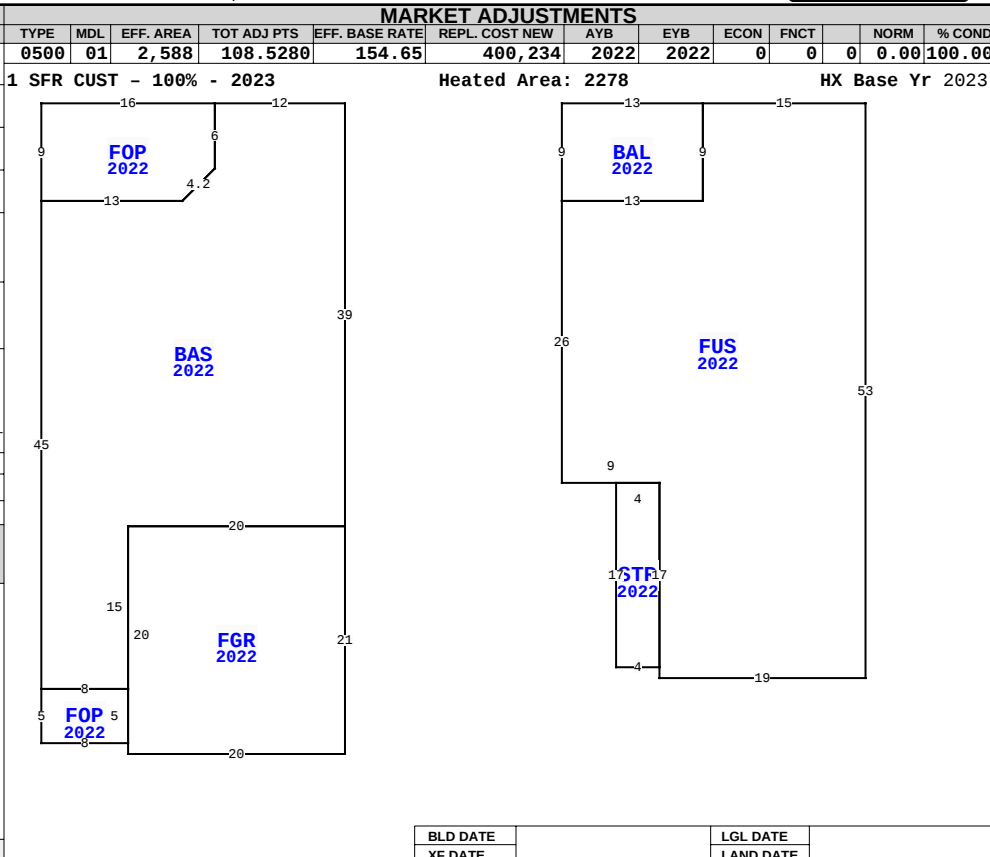
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	08	CLAY TILE 100
Interior Wall	05	DRYWALL 100
Interior Floop	13	LVT/LAMMT 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	0 100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3043.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAL	117	15	18	2,784
BAS	1,073	100	1,073	165,939
FGR	420	55	231	35,724
FOP	40	30	12	1,856
FOP	140	30	42	6,495
FUS	1,205	100	1,205	186,353
STR	68	10	7	1,083
TOTALS	3,063		2,588	400,234

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0855	CONC PAVER	0	100	0	286.00	SF	10.00	10.00
2	0504	FP-ELECTRI	0	100	0	1.00	UT	2,000.00	2,000.00

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		PUD	0.00	0.00	1.00



96008 MIMOSA DR, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		PUD	0.00	0.00	1.00

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 8					Tax Dist:				
BUILDING MARKET VALUE					400,234				
TOTAL MARKET OB/XF VALUE					4,860				
TOTAL LAND VALUE - MARKET					125,000				
TOTAL MARKET VALUE					530,094				
SOH/AGL Deduction					0				
ASSESSED VALUE					530,094				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					480,094				
TOTAL JUST VALUE					530,094				
NCON VALUE					405,094				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					115,000				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20213214	CO ISSUED	0	02/01/2022
20213214	NEW CONSTR	0	05/01/2021

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2542/1906	2/16/2022	WD	Q	I	02	591,600	
GRANTOR: ENCLAVE PHASE II PART							
GRANTEE: MARTHERS GEORGE III							

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GRANTEE: MARTHERS GEORGE III									

BUILDING DIMENSIONS									
BAS=[YR=2022] W12 FOP=[YR=2022] W16 S9 E13 U3 R3 N6\$ S6 D3 L3 W13 S45 FOP=[YR=2022] S5 E8 FGR=[YR=2022] S1 E20 N21 W20 S20\$ N5 W8\$ E8 N15 E20 N39\$ PTR=E20 BAL=[YR=2022] E13 FUS=[YR=2022] E15 S53 W19 N1 STR=[YR=2022] W4 N17 E4 S17\$ N17 W9 N26 E13 N9\$ S9 W13 N9\$ W20\$.									