

LOT 10
GOLFSIDE AT SUMMER BEACH #1
PB 5/114-118

SHORT JAMES R & PAMELA S
1728 REGATTA DR
FERNANDINA BEACH, FL 32034

2023

00-SB-30-065A-0010-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	12 HARDWOOD 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100

Quality 01 Quality Level 01
DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 03

NEIGHBORHOOD/LOC 3019.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,296	100	2,296	355,401
FGR	658	55	362	56,034
FOP	61	30	18	2,786
FOP	149	30	45	6,966
PTO	99	5	5	774

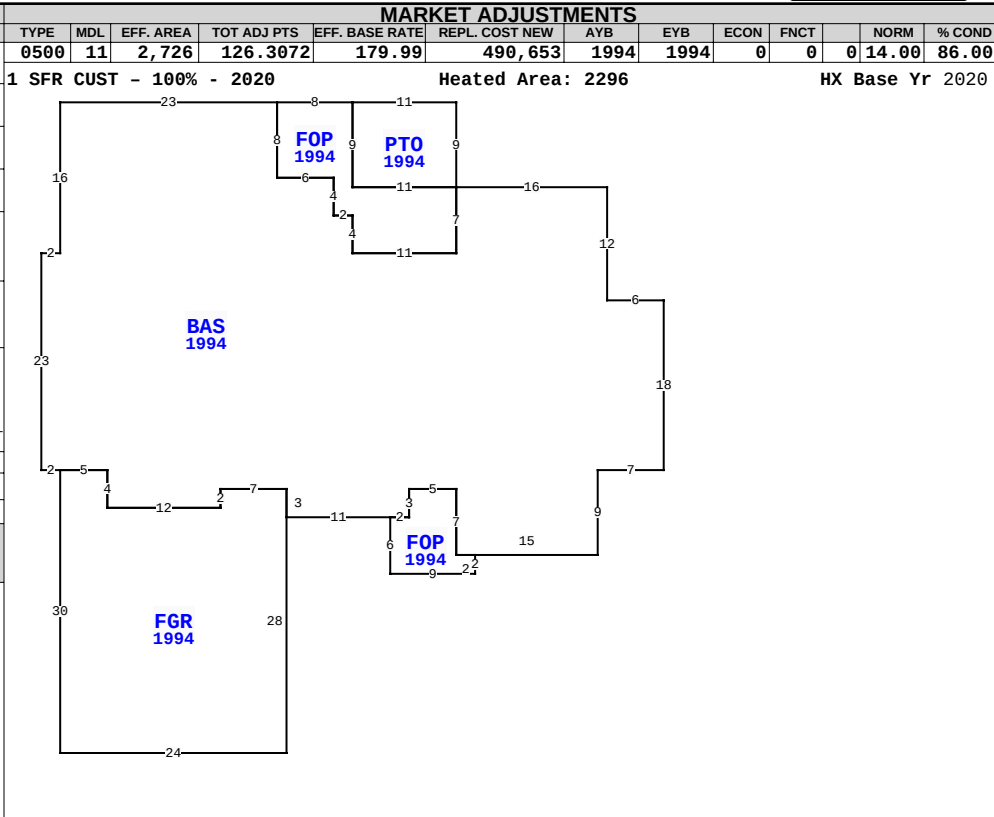
TOTALS 3,263 2,726 421,962

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	1994	1994	3	77	2,695	
2	0812	CONCRETE C	0	100	0	0	1,087.00	SF	4.00	4.00	100	1994	1994	3	70	3,044	
3	0825	BRICK	0	100	0	0	34.00	SF	12.50	12.50	100	1994	1994	3	91	387	

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	000140	C	SFR GOLF A	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	425,000.00	425,000.00	425,000							



1728 REGATTA DR, FERNANDINA BEACH

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

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	2,726	126.3072	179.99	490,653	1994	1994	0	0	0 14.00	86.00

NASSAU COUNTY PROPERTY

VALUATION SUMMARY		8
VALUATION BY	STANDARD	
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		421,962
TOTAL MARKET OB/XF VALUE		6,126
TOTAL LAND VALUE - MARKET		425,000
TOTAL MARKET VALUE		853,088
SOH/AGL Deduction		313,691
ASSESSED VALUE		539,397
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		489,397
TOTAL JUST VALUE		853,088
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		738,200

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0658	NEW CONSTR	105,544	12/01/1993

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2273/0504	5/07/2019	WD Q	I	01	
GRANTOR: WALTER TIMOTHY L & TE					
GRANTEE: SHORT JAMES R & PAM					
1902/0473	2/10/2014	WD Q	I	02	
GRANTOR: CHAPIN HELEN C					
GRANTEE: WALTER TIMOTHY L &					

BUILDING NOTES

BAS=[YR=1994] W16 PTO=[YR=1994] N9 W11 FOP=[YR=1994] W8 S8 E6 S4 E2 S4 E11 N7 W11 N9\$ S9 E11\$ S7 W11 N4 W2 N4 W6 N8 W23 S16 W2 S23 E2 FGR=[YR=1994] S30 E24 N28 W7 S2 W12 N4 W5\$ E5 S4 E12 N2 E7 S3 E11 FOP=[YR=1994] S6 E9 N2 W2 N7 W5 S3 W2\$ E2 N3 E5 S7 E15 N9 E7 N18 W6 N12\$.