LOT 64
IN OR 832/1250
GOLFSIDE AT SUMMER BEACH #1

MOORE BARRY L & SHARON L
1739 REGATTA DRIVE
FERNANDINA BEACH, FL 32034

2023

00-SB-30-065A-0064-0000

BUILDING CHARACTERISTICS

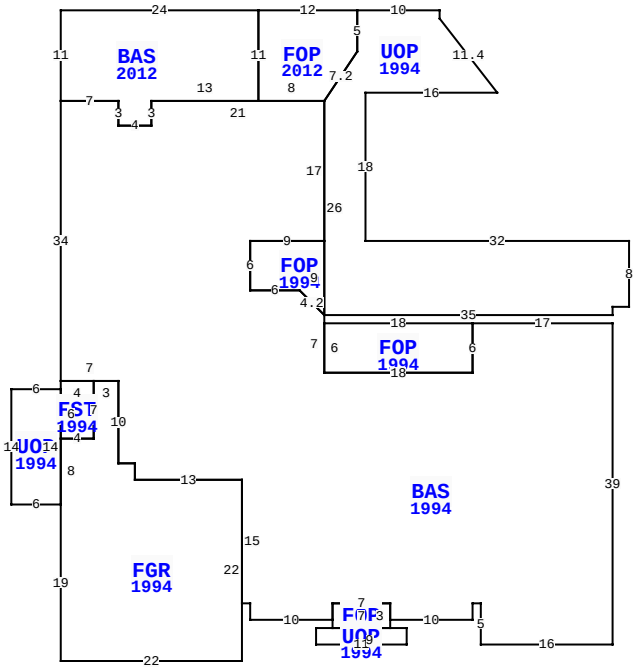
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 90
Interior Wall	08	DECORATIVE 10
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
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	2,666	100	2,666	371,385
BAS	276	100	276	38,448
FGR	544	55	299	41,652
FOP	21	30	6	836
FOP	59	30	18	2,507
FOP	108	30	32	4,458
FOP	120	30	36	5,015
FST	28	55	15	2,090
UOP	22	20	4	557
UOP	84	20	17	2,368
TOTALS	4,489		3,481	484,917

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	3,481	111.0900	158.30	551,042	1994	1998	0	0	0	12.00	88.00

1 SFR CUST – 100% - 2012 Heated Area: 2942 HX Base Yr 2012



** This building has 11 Sub-Areas

1739 REGATTA DR, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

PAGE 1 of 1 8

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		484,917
TOTAL MARKET OB/XF VALUE		28,763
TOTAL LAND VALUE - MARKET		425,000
TOTAL MARKET VALUE		938,680
SOH/AGL Deduction		315,708
ASSESSED VALUE		622,972
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		572,972
TOTAL JUST VALUE		938,680
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		803,446

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25457	ADDITION	77,400	12/01/2011
B21685	REMODEL	17,600	07/01/2008
B00725	SWIM POOL	16,375	01/01/1994
B00546	NEW CONSTR	213,000	10/01/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0832/1250	5/05/1998	WD	U	I	12	555,000
GRANTOR: BENNETT WALTER A & JU						
GRANTEE: MOORE BARRY L & SHA						
0681/0638	5/21/1993	WD	Q	V		65,000
GRANTOR: MONTROSS & RYBICKI						
GRANTEE: BENNETT WALTER						

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=1994] W32 N18 E16 U9 L7 N1 W10 FOP=[YR=2012] W12 BAS=[YR=2012] W24 S11 BAS=[YR=1994] S34 FST=[YR=1994] S1 UOP=[YR=1994] W6 S14 E6 FGR=[YR=1994] S19 E22 N22 W13 N2 W2 N10 W3 S7 W4 S8 $ N14 $ S6 E4 N7 W4 $E7 S10 E2 S2 E13 S15 E1 S2 E10 FOP=[YR=1994] S1 UOP=[YR=1994] W2 S2 E11 N2 W9 $ E7 N3 W7 S2 $ N2 E7 S2 E10 N2 E1 S5 E16 N39 W17 FOP=[YR=1994] W18 S6 E18 N6$ S6 W18 N7 FOP=[YR=1994] N9 W9 S6 E6 D3 R3 $ U3 L3 W6 N6 E9 N17 W21 S3 W4 N3 W7$ E7 S3 E4 N3 E13 N11$ S11 E8 U6 R4 N5$ S5 D6 L4 S26 E35 N1 E2 N8 $.

EXTRA FEATURES

LN	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	0858	SCULP CONC	0	100	0	0	439.00	SF	13.00	13.00	100	1994	1994	3	91	5,193	
3	0858	SCULP CONC	0	100	0	0	92.00	SF	13.00	13.00	100	1994	1994	3	91	1,088	
4	0861	POOL GUNIT	0	100	32	14	448.00	SF	85.00	85.00	100	1994	1994	3	20	7,616	
5	0810	CONCRETE A	0	100	6	9	54.00	SF	6.50	6.50	100	1994	1994	3	70	246	
6	0858	SCULP CONC	0	100	36	17	612.00	SF	13.00	13.00	100	1994	1994	3	91	7,240	
7	0462	ST/AL FNC	0	100	192	0	768.00	SF	10.00	10.00	100	2003	2003	3	36	2,765	
8	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2012	2012	3	96	1,920	

LAND DESCRIPTION

TOTAL OB/XF 28,763

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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							

REVIEW DATE 04/12/2017 BY DJX Total Acres: 0.00 Total Land Value: 425,000 Market: 0 Agricultural: 0 Common: 425,000 PRINTED 08/02/2023 BY SYS