

LOT 65 & PRT LOT 66
IN OR 1977/1248
GOLFIDE AT SUMMER BEACH #1

PLEDGER JAMES R & SHARON K
1743 REGATTA DRIVE
FERNANDINA BEACH, FL 32034

2023

00-SB-30-065A-0065-0000

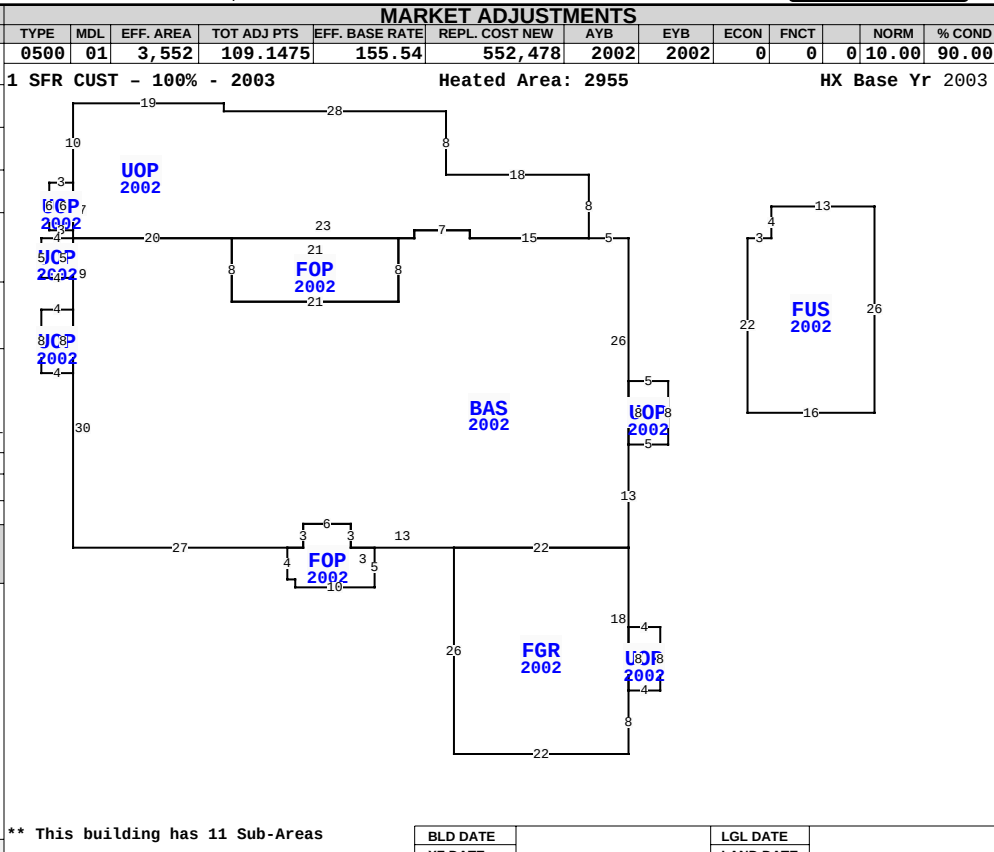


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories		2. 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	2,551	100	2,551	357,105
FGR	572	55	315	44,096
FOP	72	30	22	3,080
FOP	168	30	50	6,999
FUS	404	100	404	56,554
UOP	18	20	4	560
UOP	20	20	4	560
UOP	32	20	6	840
UOP	32	20	6	840
UOP	40	20	8	1,120
TOTALS	4,817		3,552	497,230

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
2	0825	BRICK	0 100	0	0	1,446.00	SF	12.50	12.50
3	0861	POOL GUNIT	0 100	0	0	212.00	SF	85.00	85.00
4	0910	SCRN RM L	0 100	0	0	1,029.00	SF	15.00	15.00
5	0877	JACUZZI	0 100	0	0	1.00	UT	1,000.00	1,000.00



1743 REGATTA DR, FERNANDINA BEACH

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

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	2002	2002	3	87	3,045	
2	0825	BRICK	0 100	0	0	1,446.00	SF	12.50	12.50	100	2002	2002	3	95	17,171	
3	0861	POOL GUNIT	0 100	0	0	212.00	SF	85.00	85.00	100	2002	2002	3	32	5,766	
4	0910	SCRN RM L	0 100	0	0	1,029.00	SF	15.00	15.00	100	2002	2002	3	21	3,241	
5	0877	JACUZZI	0 100	0	0	1.00	UT	1,000.00	1,000.00	100	2002	2002	3	21	210	

LAND DESCRIPTION										TOTAL OB/XF										29,433	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VA				
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	4				
REVIEW DATE		04/12/2017		BY	DJX		Total Acres: 0.00		Total Land Value: 425,000				Market: 0		Agricultural: 0						

NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		497,230	
TOTAL MARKET OB/XF VALUE		29,433	
TOTAL LAND VALUE - MARKET		425,000	
TOTAL MARKET VALUE		951,663	
SOH/AGL Deduction		317,948	
ASSESSED VALUE		633,715	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		583,715	
TOTAL JUST VALUE		951,663	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		815,874	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0109020	XFOB	7,065	11/01/2001
E017810	TEMP POLE	4,000	03/01/2001
B0108020	NEW CONSTR	185,000	02/01/2001

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1977/1248	4/25/2015	QC	U	I	11	100	
GRANTOR: PLEDGER SHARON K & JA							
GRANTEE: PLEDGER JAMES R & S							
1042/1317	3/08/2002	QC	Q	I		497,000	
GRANTOR: PLEDGER JAMES R & SHA							
GRANTEE: PLEDGER SHARON K							

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=2002] W5 UOP=[YR=2002] N8 W18 N8 W28 N1 W19 S10 UOP=[YR=2002] W3 S6 E3 N6\$ S7 E20 FOP=[YR=2002] S8 E21 N8 W21 \$ E23 N1 E7 S1 E15 \$ W15 N1 W7 S1 W2 S8 W21 N8 W20 UOP=[YR=2002] W4 S5 E4 N5 \$ S9 UOP=[YR=2002] W4 S8 E4 N8 \$ S30 E27 FOP=[YR=2002] S4 E1 S1 E10 N5 W3 N3 W6 S3 W2 \$ E2 N3 E6 S3 E13 FGR=[YR=2002] S26 E22 N8 UOP=[YR=2002] E4 N8 W4 S8 \$ N18 W22 \$ E22 N13 UOP=[YR=2002] E5 N8 W5 S8 \$ N26 \$ PTR= E15 FUS=[YR=2002] E3 N4 E13 S26 W16 N22 \$ W15 \$.									