

LOT 111
GOLFSIDE AT SUMMER BEACH #1
PB 5/114-118

BARADA JOHN S & SANDRA D L/E/
4709 RIGGING DRIVE
FERNANDINA BEACH, FL 32034

2023

00-SB-30-065A-0111-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 70
Interior Floor	11	CLAY TILE 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
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	03
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NEIGHBORHOOD/LOC	3019.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,456	100	2,456	387,999
FGR	753	55	414	65,404
FOP	80	30	24	3,791
FOP	229	30	69	10,901
UOP	70	20	14	2,212

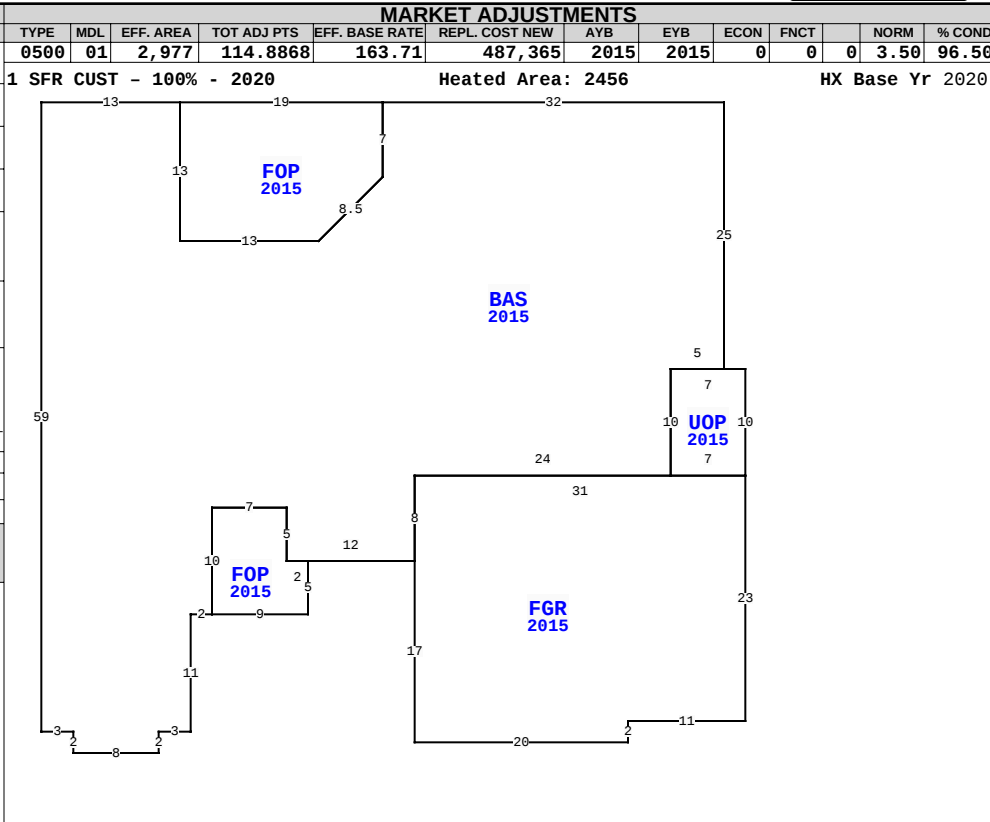
TOTALS	3,588		2,977	470,307
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EXTRA FEATURES

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	0504	FP-ELECTRI	0	100	0	0		1.00	UT 2,000.00	2,000.00	100	2015	2015	3	97	1,940
2	0855	CONC PAVER	0	100	0	0		990.00	SF 7.00	7.00	100	2015	2015	3	96	6,653
3	0855	CONC PAVER	0	100	0	0		255.00	SF 7.00	7.00	100	2015	2015	3	96	1,714
4	0855	CONC PAVER	0	100	0	0		462.00	SF 7.00	7.00	100	2015	2015	3	96	3,105

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	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	350,000.00	350,000.00	350,000							



4709 RIGGING DR, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

NASSAU COUNTY PROPERTY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		470,307
TOTAL MARKET OB/XF VALUE		13,412
TOTAL LAND VALUE - MARKET		350,000
TOTAL MARKET VALUE		833,719
SOH/AGL Deduction		288,300
ASSESSED VALUE		545,419
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		495,419
TOTAL JUST VALUE		833,719
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		682,363

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1529993	NEW CONSTR	310,126	02/01/2015

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2551/0432	3/29/2022	LE	U	I	11

GRANTOR: BARADA JOHN S & SANDR					
GRANTEE: BAYLEY LINDSAY BARA					
2203/0284	6/12/2018	WD	Q	I	01
GRANTOR: LAUERMAN JAMES & BARB					
GRANTEE: BARADA JOHN S & SAN					

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2015] W32 FOP=[YR=2015] W19 S13 E13 U6 R6 N7\$ S7 D6 L6 W13 N13 W13 S59 E3 S2 E8 N2 E3 N11 E2 FOP=[YR=2015] E9 N5 W2 N5 W7 S10\$ N10 E7 S5 E12 FGR=[YR=2015] S17 E20 N2 E11 N23 UOP=[YR=2015] N10 W7 S10 E7\$ W31 S8\$ N8 E24 N10 E5 N25\$.