

LOT 9
SUMMER BEACH WEST REPLAT
PB 6/283

SAUL ISABEL M L/E/
95104 WOODBERRY LANE
FERNANDINA BEACH, FL 32034

2023

00-SB-30-197W-0009-0000



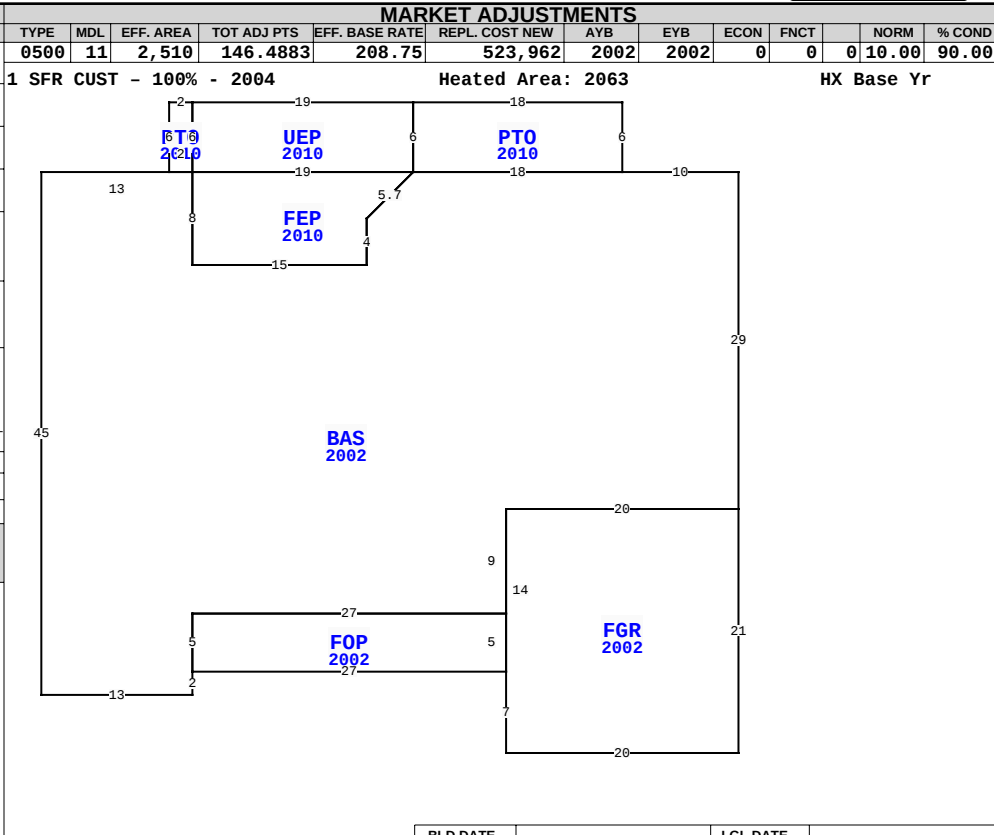
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3021.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,063	100	2,063	387,586
FEP	128	80	102	19,164
FGR	420	55	231	43,399
FOP	135	30	40	7,515
PTO	12	5	1	188
PTO	108	5	5	940
UEP	114	60	68	12,776
TOTALS	2,980		2,510	471,566

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EXTRA FEATURES								
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W		
1	0500	FP-PRE FAB	0	100	0	0	0	
2	0811	CONCRETE B	0	100	0	0	0	
3	0810	CONCRETE A	0	100	0	0	0	

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
1	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00
REVIEW DATE 01/14/2021 BY KBA													



95104 WOODBERRY LN, FERNANDINA BEACH													
TOTAL OB/XF 7,184													

REVIEW DATE 01/14/2021 BY KBA													
Total Acres: 0.00 Total Land Value: 175,000 Market: 0 Agricultural: 0 Common: 175,000													

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 8
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		471,566	
TOTAL MARKET OB/XF VALUE		7,184	
TOTAL LAND VALUE - MARKET		175,000	
TOTAL MARKET VALUE		653,750	
SOH/AGL Deduction		0	
ASSESSED VALUE		653,750	
TOTAL EXEMPTION VALUE		13	653,750
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		653,750	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		528,213	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0209834	NEW CONSTR	174,000	06/01/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2654/684	6/13/2023	QC	U	I	11	100
GRANTOR: SAUL ISABEL M						
GRANTEE: SAUL GARY						
1106/1788	1/13/2003	WD	U	I	21	329,900
GRANTOR: SUMMER BEACH WEST LLC						
GRANTEE: SAUL JACQUE L & ISA						

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2002] W10 PTO=[YR=2010] N6 W18 UEP=[YR=2010] W19 PTO=[YR=2010] W2 S6 E2 N6\$ S6 FEP=[YR=2010] S8 E15 N4 U4 R4 W19\$ E19 N6\$ S6 E18\$ W18 D4 L4 S4 W15 N8W13 S45 E13 N2 FOP=[YR=2002] E27 FGR=[YR=2002] S7 E20 N21 W20 S14 \$ N5 W27 S5 \$ N5 E27 N9 E20 N29 \$.													