



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	16	WD FR STUC 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

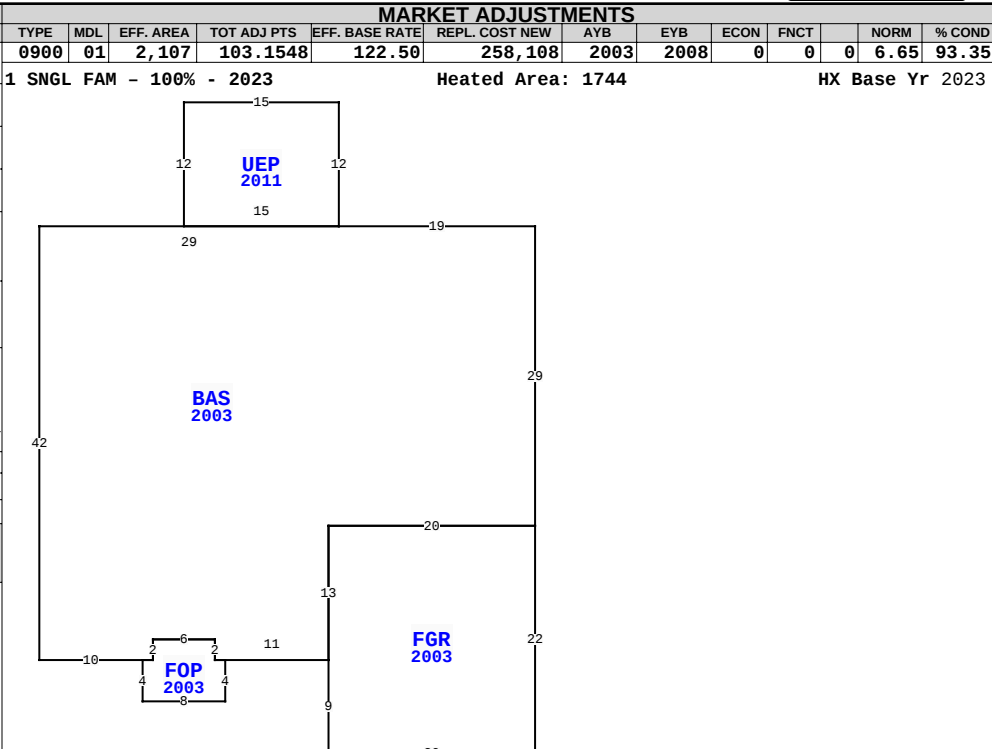
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4044.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,744	100	1,744	199,433
FGR	440	55	242	27,674
FOP	44	30	13	1,487
UEP	180	60	108	12,350

TOTALS	2,408		2,107	240,944
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	0810	CONCRETE A	0 100	0	0	627.00	SF	6.50	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000134	C	SFR POND	100	0003		0.00	0.00	1.00



96092 RIDGEWOOD CIR, FERNANDINA BEACH	BLD DATE 03/03/2023	NW	LGL DATE
	XF DATE		LAND DATE
	INC DATE		AG DATE

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	0810	CONCRETE A	0 100	0	0	627.00	SF	6.50	

TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000134	C	SFR POND	100	0003		0.00	0.00	1.00

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	240,944		
TOTAL MARKET OB/XF VALUE	6,503		
TOTAL LAND VALUE - MARKET	65,000		
TOTAL MARKET VALUE	312,447		
SOH/AGL Deduction	0		
ASSESSED VALUE	312,447		
TOTAL EXEMPTION VALUE	HX HB 50,000		
BASE TAXABLE VALUE	262,447		
TOTAL JUST VALUE	312,447		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	249,710		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0310831	NEW CONSTR	131,000	01/01/2003

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2571/0593	6/17/2022	WD	Q	I	01
GRANTOR: SILVA LUCINDA M					
GRANTEE: WALTHALL GERALD M &					
2067/0898	8/24/2016	WD	Q	I	02
GRANTOR: WYEROSKI BENJAMIN & M					
GRANTEE: SILVA LUCINDA M					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2003] W19 UEP=[YR=2011] N12 W15 S12 E15\$ W29 S42 E10									
FOP=[YR=2003] S4 E8 N4 W1 N2 W6 S2 W1\$ E1 N2 E6 S2 E11									
FGR=[YR=2003] S9 E20 N22 W20 S13\$ N13 E20 N29\$.									