

LOT 43
IN OR 1919/346
BEACH WALKER VILLAGE PB 4/14

THOMPSON CHRISTOPHER A & KATHLEEN
11 BEACH WALKER RD
FERNANDINA BEACH, FL 32034

2023

01-6N-29-0200-0043-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100

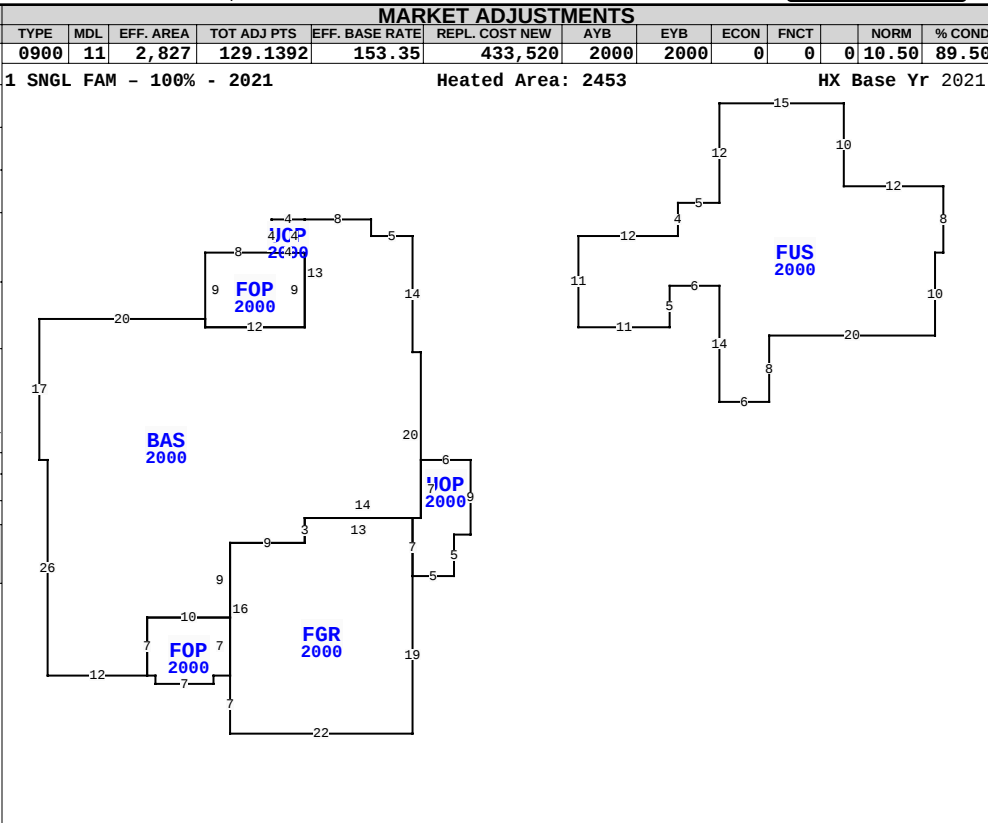
Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,602	100	1,602	219,872
FGR	545	55	300	41,174
FOP	77	30	23	3,157
FOP	108	30	32	4,392
FUS	851	100	851	116,798
UOP	16	20	3	412
UOP	81	20	16	2,196

TOTALS	3,280		2,827	388,000
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0811	CONCRETE B	0	100	0	0	822.00	SF	5.20
2	0810	CONCRETE A	0	100	0	0	129.00	SF	6.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		RS-1	0.00	0.00	1.00



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

TOTAL OB/XF									
4,091									

NASSAU COUNTY PROPERTY		PAGE 1 of 1	5
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		388,000	
TOTAL MARKET OB/XF VALUE		4,091	
TOTAL LAND VALUE - MARKET		450,000	
TOTAL MARKET VALUE		842,091	
SOH/AGL Deduction		240,889	
ASSESSED VALUE		601,202	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		551,202	
TOTAL JUST VALUE		842,091	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		759,074	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9905955	NEW CONSTR	200,000	04/01/1999

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1919/0346	5/23/2014	WD	Q	I	02
GRANTOR: PENDZICH CHRISTINE A					SALE PRICE
GRANTEE: THOMPSON CHRISTOPHE					510,000
1606/1008	2/13/2009	PR	U	I	30
GRANTOR: PENDZICH CHRISTINE A					100
GRANTEE: PENDZICH CHRISTINE					

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=2000] W5 N2 W8 UOP=[YR=2000] W4 S4 FOP=[YR=2000] W8 S9 E12 N9 W4\$ E4 N4 \$ S13 W12 N1 W20 S17 E1 S26 E12 FOP=[YR=2000] E1 S1 E7 N1 E2 FGR=[YR=2000] S7 E22 N19 UOP=[YR=2000] E5 N5 E2 N9 W6 S7 W1 S7\$ N7 W13 S3 W9 S16\$ N7 W10 S7\$ N7 E10 N9 E9 N3 E14 N20 W1 N14\$ PTR= E20 FUS=[YR=2000] E12 N4 E5 N12 E15 S10 E12 S8 W1 S10 W20 S8 W6 N14 W6 S5 W11 N11\$ W20\$.									