LOT 44
BEACHWOOD VILLAGE UNIT 1
PB 4/25-27

STARK STEVAN RICHARD TRUST/STARK STEVAN RICHARD TR
2 RAILROAD VINE
FERNANDINA BEACH, FL 32034

2023

01-6N-29-0201-0044-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	08	IRREGULAR 100
Roof Cover	10	WD SHINGLE 100
Interior Wall	08	DECORATIVE 100
Interior Floo	11	CLAY TILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06

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	3,025	100	3,025	632,897
FGR	648	55	356	74,483
FST	168	55	92	19,248
TOTALS	3,841		3,473	726,629

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	3,473	157.8720	224.97	781,321	1988	2008	0	0	0	7.00	93.00

1 SFR CUST – 0% - 0 Heated Area: 3025 HX Base Yr

2 RAILROAD VINE RD, FERNANDINA BEACH

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 5	Tax Dist:
BUILDING MARKET VALUE	726,629
TOTAL MARKET OB/XF VALUE	15,070
TOTAL LAND VALUE - MARKET	450,000
TOTAL MARKET VALUE	1,191,699
SOH/AGL Deduction	383,187
ASSESSED VALUE	808,512
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	808,512
TOTAL JUST VALUE	1,191,699
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	784,707

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24212	REMODEL	1,070	12/01/2010
4495	NEW CONSTR	201,988	11/16/1987

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2614/1201	1/20/2023	WD	Q	I	01	1,660,000
GRANTOR: SMITH SCOTT H						
GRANTEE: STARK STEVAN R TRUS						
1730/1573	2/16/2011	QC	U	I	11	208,500
GRANTOR: SMITH CARL S						
GRANTEE: SMITH CARL S & SCOT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] 3025$ FST=[YR=1993] 168$ FGR=[YR=1993] 648$.

EXTRA FEATURES

LN	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	0812	CONCRETE C	0	0	0	0	1,433.00	SF	4.00	4.00	100	1988	1988	3	57	3,267	
2	1242	WD DECK A	0	0	0	0	1,142.00	SF	10.00	10.00	100	1988	1988	3	20	2,284	
4	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	1988	1988	3	66	1,320	
5	1126	CB/STC 8"	0	0	0	0	68.00	SF	8.00	8.00	100	1988	1988	3	57	310	
6	0855	CONC PAVER	0	0	0	0	1,384.00	SF	10.00	10.00	100	1988	1988	3	57	7,889	

LAND DESCRIPTION

TOTAL OB/XF 15,070

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	0		RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	450,000.00	450,000.00	450,000							

REVIEW DATE 04/21/2020 BY DJA Total Acres: 0.00 Total Land Value: 450,000 Market: 0 Agricultural: 0 Common: 450,000 PRINTED 08/02/2023 BY SYS