

LOTS 133 134 & 135
IN OR 2037/322
BEACHWOOD VILLAGE 2 PB 4/35-36

GALE PAUL J/PICCIONE MICHELE
24 WILD GRAPE DR
FERNANDINA BEACH, FL 32034

2023

01-6N-29-0202-0133-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 60
Exterior Wall	21	STONE 40
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	08	DECORATIVE 100
Interior Floor	18	SLATE 50
Interior Floor	19	MARBLE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		4.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
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	4,797	100	4,797	859,143
FGR	494	55	272	48,715
FOP	124	30	37	6,627
FOP	91	30	27	4,836
FSP	550	40	220	39,402
FST	64	55	35	6,269
FST	187	55	103	18,448
FUS	1,616	100	1,616	289,426
FUS	442	100	442	79,163
TOTALS	8,365		7,549	1,352,026

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
9	0300	BOAT DCK W	0	100	0	0	337.00	SF	40.00
10	0830	FLAGSTONE	0	100	0	0	1,430.00	SF	12.00
11	0855	CONC PAVER	0	100	0	0	1,214.00	SF	10.00
13	1242	WD DECK A	0	100	0	0	570.00	SF	20.00
15	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00
18	1241	WD DECK G	0	100	0	0	460.00	UT	11.50
22	0855	CONC PAVER	0	100	0	0	1,576.00	SF	10.00

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
2	000100	C	SFR	100		RS-1	0.00	0.00	2.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0500	01	7,549	140.7472	200.56	1,514,027	1982	2000	0	0	10.70	89.30	
1 SFR CUST - 100% - 2017 Heated Area: 6855 HX Base Yr 2017												

TOTAL OB/XF												
38,416												

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 5			Tax Dist:
BUILDING MARKET VALUE			1,352,026
TOTAL MARKET OB/XF VALUE			38,416
TOTAL LAND VALUE - MARKET			560,000
TOTAL MARKET VALUE			1,950,442
SOH/AGL Deduction			948,747
ASSESSED VALUE			1,001,695
TOTAL EXEMPTION VALUE			50,000
BASE TAXABLE VALUE			951,695
TOTAL JUST VALUE			1,950,442
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			1,661,965

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2007778	ADDITION	2,898	09/27/2020
B1704925	REMODEL	400,000	06/05/2017
B9905843	ADDITION	30,000	03/01/1999

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2037/0322	3/31/2016	WD Q	I	01	
GRANTOR: PANELLA CHARLES N & P					
GRANTEE: GALE PAUL J & MICHE					
0842/0014	7/22/1998	TD U	V	07	100
GRANTOR: CONE FRED M JR TRUSTE					
GRANTEE: PANELLA CHARLES N &					

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=1993] L11 U11 W9 D4 L4 W20 U4 L4 N20W21S15W35 FSP=[YR=2018] N9W25 S22E25N13S S13 W28S10E3S22E25 N9E22 S7 E2 S8 E2 FST=[YR=1993] S8 E8 N8 W8 S E8 S8 FGR=[YR=1993] S24 E22 N22 FST=[YR=1993] N11 W17 S11 E17S W17 N2 W5S E5 N9 E17 N12 FOP=[YR=2021] E13 N7 W13 S7 S N7 E24 D4 R4 E9 U11 R11 N8\$PTR= E15 FUS=[YR=1993] E25 FOP=[YR=1993] E24 N2 E2 N2 E3 S4 W2 S4 W27 N4S S4 E18 S21 W18 S27 FUS=[YR=1999] S7 W3 S15 W2 S2 W13 N2 W2 N15 W3 N7 E23 S W23 N31 W2 N21 S W15 S.									