

TRACT 66
CEDAR POINT
SEA MARSH VLG UNIT 2 PB 4/16

BONANOTTE RALPH & MARGARET
13945 LEANNE COURT
MOKENA, IL 60448

2023

01-6N-29-0300-0066-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	15	HARDTILE 40
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
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10001.00	

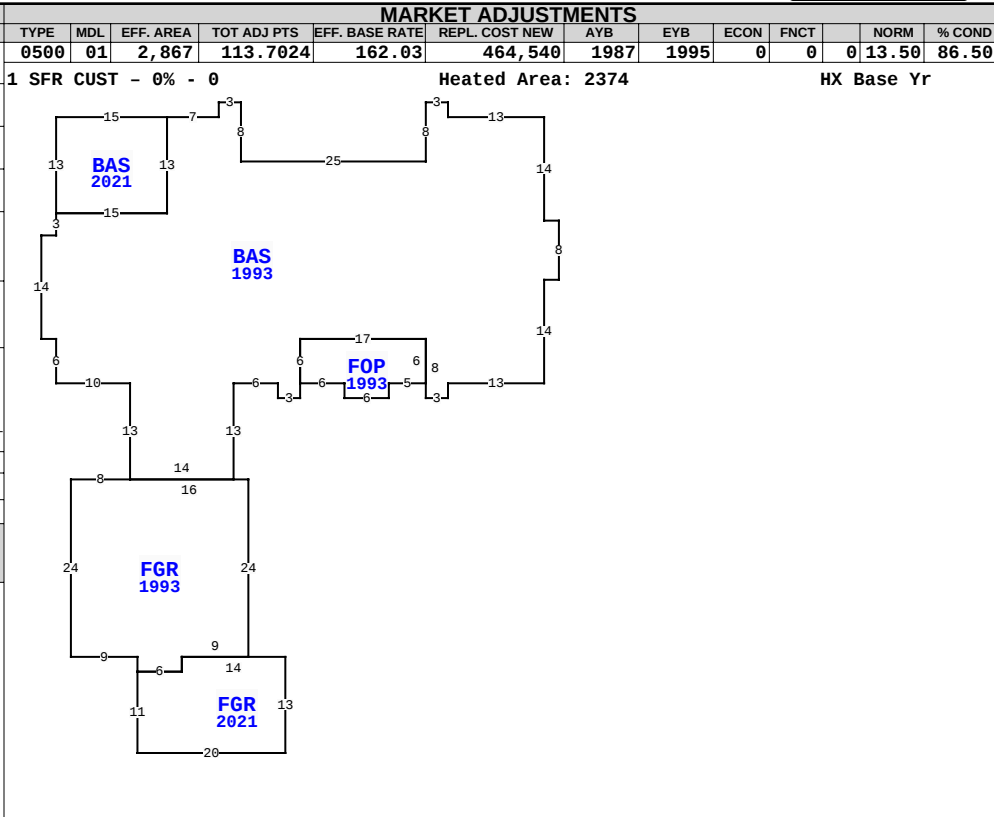
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,179	100	2,179	305,399
BAS	195	100	195	27,331
FGR	588	55	323	45,271
FGR	248	55	136	19,061
FOP	114	30	34	4,765

TOTALS	3,324	2,867	401,827
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00	2,000.00	
2	1242	WD DECK A	0	0	0	0	149.00	SF	10.00	10.00	
3	0855	CONC PAVER	0	0	0	0	2,379.00	SF	10.00	10.00	
4	0810	CONCRETE A	0	0	0	0	196.00	SF	6.50	6.50	
5	1125	CB/STC 6"	0	0	5	30	150.00	SF	7.35	7.35	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000140	C	SFR GOLF A	0		RS-1	0.00	0.00	1.00	LT	

REVIEW DATE 01/03/2022 BY RK



91 SEA MARSH RD, FERNANDINA BEACH

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

TOTAL OB/XF												15,839	
LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE		ADJ UNIT PRICE	LA VA	
RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	600,000.00		600,000.00	6	

Total Acres: 0.00 Total Land Value: 600,000 Market: 0 Agricultural: 0 Common: 600,000

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											PAGE 1 of 1
STANDARD											
VALUATION BY											
Tax Group: 5											
Tax Dist:											
BUILDING MARKET VALUE											401,827
TOTAL MARKET OB/XF VALUE											15,839
TOTAL LAND VALUE - MARKET											600,000
TOTAL MARKET VALUE											1,017,666
SOH/AGL Deduction											265,327
ASSESSED VALUE											752,339
TOTAL EXEMPTION VALUE											0
BASE TAXABLE VALUE											752,339
TOTAL JUST VALUE											1,017,666
NCON VALUE											0
INCOME VALUE											
PREVIOUS YEAR MKT VALUE											709,118

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20008911	ADDITION	0	01/01/2021
N1318489	H/AC	0	07/01/2013
3416	N/A	115,800	06/12/1986

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2345/0566	3/06/2020	WD	Q	I	01	665,000	
GRANTOR: NEWTON - JOHNSTON DOROT							
GRANTEE: BONANOTTE RALPH & M							
1049/0781	4/12/2002	WD	U	I	01	100	
GRANTOR: JOHNSTON BOBBY G & DO							
GRANTEE: NEWTON - JOHNSTON DOR							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W13 N2 W3 S8 W25 N8 W3 S2 W7 BAS=[YR=2021] W15 S13 E15 N13 \$ S13 W15 S3 W2 S14 E2 S6 E10 S13 FGR=[YR=1993] W8 S24 E9S2 FGR=[YR=2021] S11 E20 N13 W14 S2 W6 \$ E6 N2E9 N24 W16 \$ E14 N13 E6 S2 E3 N2 FOP=[YR=1993] E6 S2 E6 N2 E5 N6 W17 S6 \$ N6 E17 S8 E3 N2 E13 N14 E2 N8 W2 N14 \$.											