

LOT 11
IN OR 2128/1321
ESMT OR 1797/676

BRICE WILLIAM T & MAUREEN B
3424 WESTHAMPTON WAY
GAINESVILLE, GA 30506

2023

03-6N-29-00LP-0011-0000



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 80
Interior Floo	12	HARDWOOD 20
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
Occupancy	00	NONE 100

Quality 03 Quality Level 03

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 10

NEIGHBORHOOD/LOC 10007.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,481	100	2,481	298,750
FGR	576	55	317	38,172
FOP	120	30	36	4,335
FOP	162	30	49	5,900
FSP	312	40	125	15,052
STP	130	10	13	1,566
UOP	224	20	45	5,418

TOTALS 4,005 3,066 369,194

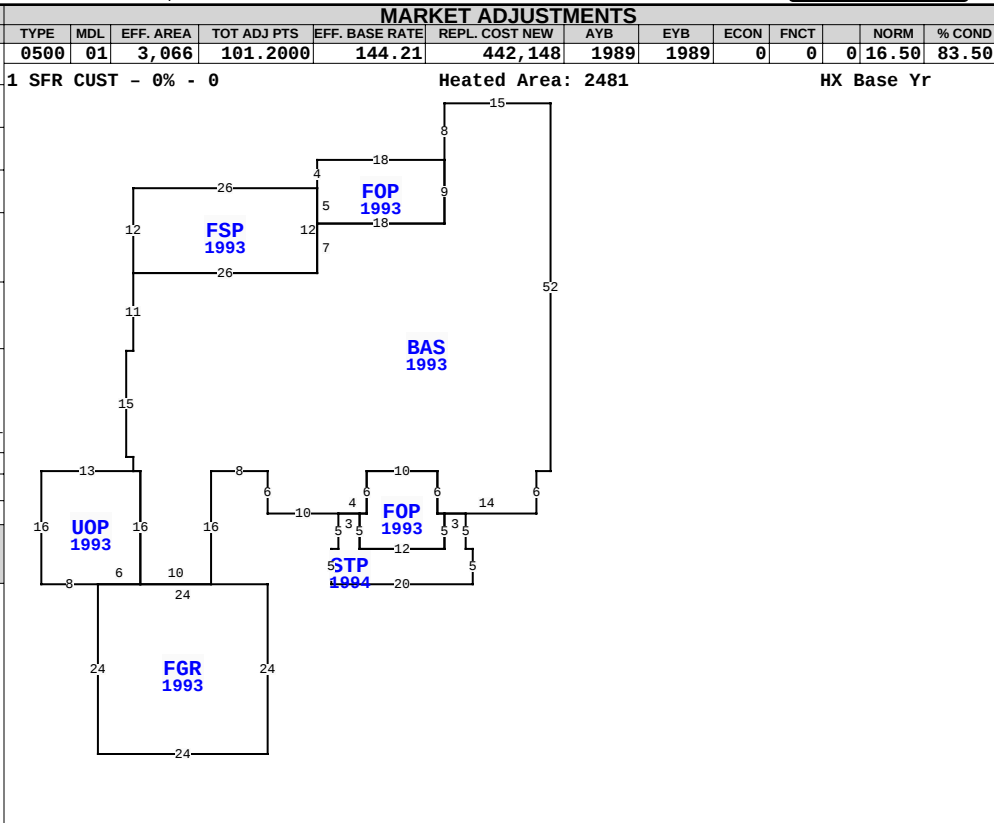
EXTRA FEATURES

L N	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	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	1989	1989	3	68	1,360	
2	0825	BRICK	0	0	0	0	1,915.00	SF	12.50	12.50	100	1989	1989	3	86	20,586	
3	1125	CB/STC 6"	0	0	30	6	180.00	SF	7.35	7.35	100	1989	1989	3	59.5	787	
4	0461	IRON FENCE	0	0	15	5	75.00	SF	8.50	8.50	100	1989	1989	3	68	434	
5	0855	CONC PAVER	0	0	0	0	682.00	SF	10.00	10.00	100	2011	2011	3	93	6,343	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000140	C	SFR GOLF A	0		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	650,000.00	650,000.00	650,000							

REVIEW DATE 07/29/2016 BY DJ



38 LONG POINT DR, FERNANDINA BEACH

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

TOTAL OB/XF 29,510

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000140	C	SFR GOLF A	0		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	650,000.00	650,000.00	650,000							

Total Acres: 0.00 Total Land Value: 650,000 Market: 0 Agricultural: 0 Common: 650,000

NASSAU COUNTY PROPERTY PAGE 1 of 1 5

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		369,194
TOTAL MARKET OB/XF VALUE		29,510
TOTAL LAND VALUE - MARKET		650,000
TOTAL MARKET VALUE		1,048,704
SOH/AGL Deduction		240,633
ASSESSED VALUE		808,071
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		808,071
TOTAL JUST VALUE		1,048,704
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		766,389

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25232	XFOB	0	10/01/2011
5433	NEW CONSTR	4,800	10/13/1988
3232	NEW CONSTR	0	10/07/1988
4916	NEW CONSTR	89,264	05/23/1988

SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V I / RSN CD
2128/1321	6/21/2017	WD Q	I 01
GRANTOR: OWENS JAMES ROBERT GA			
GRANTEE: BRICE WILLIAM T & M			
1874/0428	8/16/2013	WD U	I 11
GRANTOR: OWENS NANCY G			
GRANTEE: OWENS JAMES ROBERT			

OFF RECORD Number	DATE	TYPE INST	Q / V I / RSN CD	SALE PRICE
2128/1321	6/21/2017	WD Q	I 01	570,000
GRANTOR: OWENS JAMES ROBERT GA				
GRANTEE: BRICE WILLIAM T & M				
1874/0428	8/16/2013	WD U	I 11	100
GRANTOR: OWENS NANCY G				
GRANTEE: OWENS JAMES ROBERT				

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=1993] W15 S8 FOP=[YR=1993] W18 S4 FSP=[YR=1993] W26 S12 E26 N12 \$ S5 E18 N9 \$ S9 W18 S7 W26 S11 W1 S15 E1 S2 UOP=[YR=1993] W13 S16 E8 FGR=[YR=1993] S24 E24 N24 W24 \$ E6 N16 W1 \$ E1 S16 E10 N16 E8 S6 E10 STP=[YR=1994] S5 W1 S5 E20 N5 W1 N5 W3 FOP=[YR=1993] W1 N6 W10 S6 W1 S5 E12 N5 \$ S5 W12 N5 W3 \$ E4 N6 E10 S6 E14 N6 E2 N52 \$.			