

LOT 79
IN OR 2157/1387
LONG POINT #1 PB 5/85-89

GIULIANO FRANK &/FRIED MITCHELL
31 SALT MARSH DR
FERNANDINA BEACH, FL 32034

2023

03-6N-29-00LP-0079-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 90
Interior Wall	08	DECORATIVE 10
Interior Floo	12	HARDWOOD 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2.5	100
Frame	02	WOOD FRAME 100
Stories	2.	100
Units	0	100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10

NEIGHBORHOOD/LOC	10007.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,204	100	2,204	373,490
DCK	80	10	8	1,356
FDG	784	60	470	79,646
FOP	512	30	154	26,097
FSP	420	40	168	28,469
FUS	1,016	100	1,016	172,172
STP	35	10	4	678
STP	81	10	8	1,356
STP	90	10	9	1,525

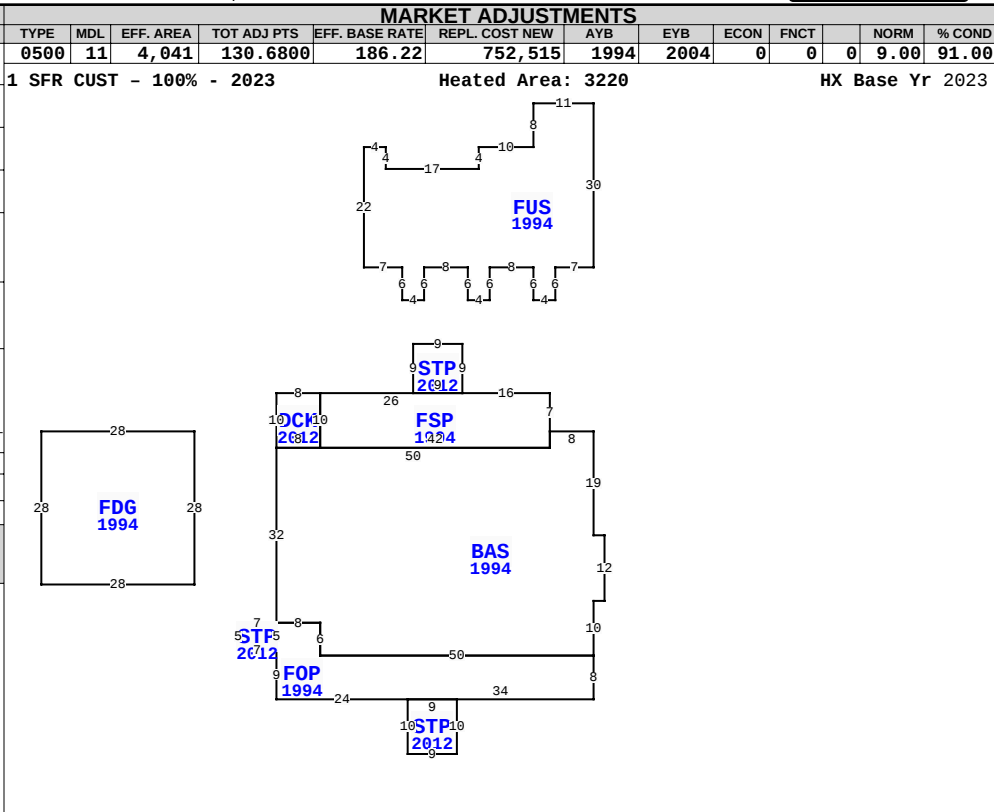
TOTALS	5,222		4,041	684,789
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EXTRA FEATURES

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	100	0	0		1.00	UT 2,000.00	2,000.00	100	1994	1994	3	77	1,540
2	0812	CONCRETE C	0	100	0	0		2,449.00	SF 4.00	4.00	100	1994	1994	3	70	6,857
3	0858	SCULP CONC	0	100	0	0		256.00	SF 13.00	13.00	100	1994	1994	3	91	3,028
4	1075	TRELLIS G	0	100	22	5		110.00	SF 35.00	35.00	100	1994	1994	3	23	886
5	0445	BOX FNC 5'	0	100	0	0		9.00	LF 8.10	8.10	100	1994	1994	3	20	15
6	0810	CONCRETE A	0	100	16	7		112.00	SF 6.50	6.50	100	1994	1994	3	70	510
7	0446	BOX FNC 6'	0	100	0	0		6.00	LF 20.00	20.00	100	1994	1994	3	20	24
8	0810	CONCRETE A	0	100	11	6		66.00	SF 6.50	6.50	100	1994	1994	3	70	300
9	1126	CB/STC 8"	0	100	0	0		218.00	SF 8.00	8.00	100	1994	1994	3	70	1,221
10	0811	CONCRETE B	0	100	0	0		572.00	SF 5.20	5.20	100	2012	2012	3	94	2,796

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	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	450,000.00	450,000.00	450,000							



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

31 SALT MARSH DR, FERNANDINA BEACH

UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1.00	UT	2,000.00	2,000.00	100	1994	1994	3	77	1,540	
2,449.00	SF	4.00	4.00	100	1994	1994	3	70	6,857	
256.00	SF	13.00	13.00	100	1994	1994	3	91	3,028	
110.00	SF	35.00	35.00	100	1994	1994	3	23	886	
9.00	LF	8.10	8.10	100	1994	1994	3	20	15	
112.00	SF	6.50	6.50	100	1994	1994	3	70	510	
6.00	LF	20.00	20.00	100	1994	1994	3	20	24	
66.00	SF	6.50	6.50	100	1994	1994	3	70	300	
218.00	SF	8.00	8.00	100	1994	1994	3	70	1,221	
572.00	SF	5.20	5.20	100	2012	2012	3	94	2,796	

NASSAU COUNTY PROPERTY

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		684,789
TOTAL MARKET OB/XF VALUE		17,177
TOTAL LAND VALUE - MARKET		450,000
TOTAL MARKET VALUE		1,151,966
SOH/AGL Deduction		0
ASSESSED VALUE		1,151,966
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		1,101,966
TOTAL JUST VALUE		1,151,966
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		769,585

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M1217678	H/AC	0	10/01/2012
B1226185	INT REMODEL	8,000	07/01/2012
B0490	NEW CONSTR	131,318	09/01/1993

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M1217678	H/AC	0	10/01/2012
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BUILDING NOTES			
BAS=[YR=1994] W8 FSP=[YR=1994] N7 W16 STP=[YR=2012] N9 W9 S9 E9\$ W26 DCK=[YR=2012] W8 S10 E8 N10\$ S10 E42 N3\$ S3 W50 S32 STP=[YR=2012] W7 S5 E7 FOP=[YR=1994] S9 E24 STP=[YR=2012] S10 E9 N10 W9\$ E34 N8 W50 N6 W8 S5 \$ N5\$ E8 S6 E50 N10 E2 N12 W2 N19 \$ PTR= W73 FDG=[YR=1994] W28 S28 E28 N28 \$ E73 \$ PTR= N30 FUS=[YR=1994] N30 W11S8 W10 S4 W17 N4 W4 S22 E7 S6 E4 N6 E8 S6 E4 N6 E8 S6 E4 N6 E7 \$ S30 \$.			