

LOT 13 & PT OF LOT 14
IN OR 2184/1630
(EX OR 2163/34)

SOBIESKI JANE & MICHAEL F
27 OAK POINT DR
FERNANDINA BEACH, FL 32034

2023

03-6N-29-000P-0013-0000



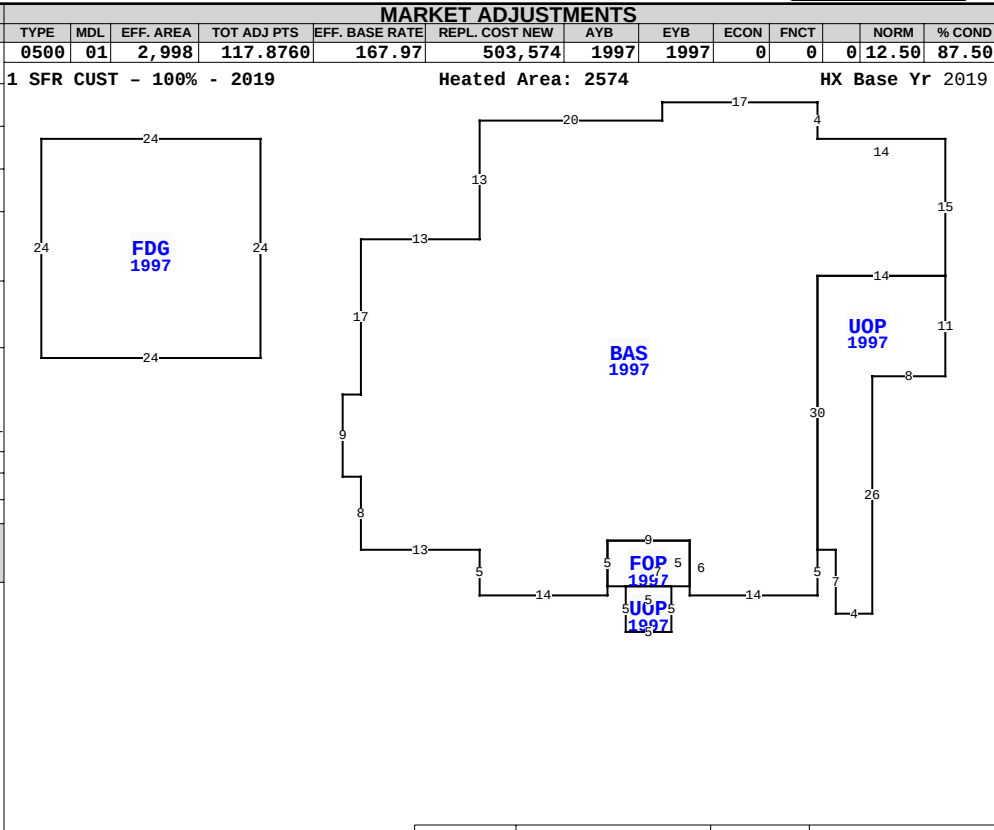
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	14	WD SHINGLE 100
Roof Structur	08	IRREGULAR 100
Roof Cover	11	SLATE 100
Interior Wall	05	DRYWALL 90
Interior Wall	08	DECORATIVE 10
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR 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	2,574	100	2,574	378,311
FDG	576	60	346	50,853
FOP	45	30	14	2,058
UOP	25	20	5	735
UOP	296	20	59	8,671
TOTALS	3,516		2,998	440,627

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	100	1997
2	0855	CONC PAVER	0	100	0	0	1,508.00	SF	10.00	100	2009
3	1126	CB/STC 8"	0	100	0	0	78.00	SF	8.00	100	1997
4	0445	BOX FNC 5'	0	100	0	0	13.00	LF	8.10	100	1997
5	0855	CONC PAVER	0	100	0	0	384.00	SF	10.00	100	2009

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	000116	C	SFR MARSH	100		PUD	0.00	0.00	1.00	LT	1.00



TOTAL OB/XF											
BLD DATE		LGL DATE									
XF DATE		LAND DATE									
INC DATE		AG DATE									

TOTAL OB/XF											
19,326											

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			5
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		440,627	
TOTAL MARKET OB/XF VALUE		19,326	
TOTAL LAND VALUE - MARKET		350,000	
TOTAL MARKET VALUE		809,953	
SOH/AGL Deduction		232,625	
ASSESSED VALUE		577,328	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		527,328	
TOTAL JUST VALUE		809,953	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		589,098	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9603080	NEW CONSTR	167,365	07/01/1996

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2184/1630	3/19/2018	WD	Q	I	02	625,000	
GRANTOR: MIKLAS JOEL R							
GRANTEE: SOBIESKI JANE & MIC							
2083/1759	11/14/2016	WD	Q	I	01	510,000	
GRANTOR: CALLAHAN JAMES P & LO							
GRANTEE: MILLAS JOEL R							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1997] W14 N4 W17 S2 W20 S13 W13 S17 W2 S9 E2 S8 E13 S5 E14 N1 FOP=[YR=1997] E2 UOP=[YR=1997] S5 E5 N5 W5 E7 N5 W9 S5 N5 E9 S6 E14 N5 UOP=[YR=1997] E2 S7 E4 N26 E8 N11 W14 S30 S N30 E14 N15 PTR=W75 FDG=[YR=1997] W24 S24 E24 N24 S E75 S.											