

IN OR 2315/164
& N 11FT OF LOT 19
ALTA VISTA #2

DAVIS STUART H JR & NOLA L L/E/
200 LIGHTHOUSE CIR
FERNANDINA BEACH, FL 32034

2023

11-3N-29-0000-0003-0000



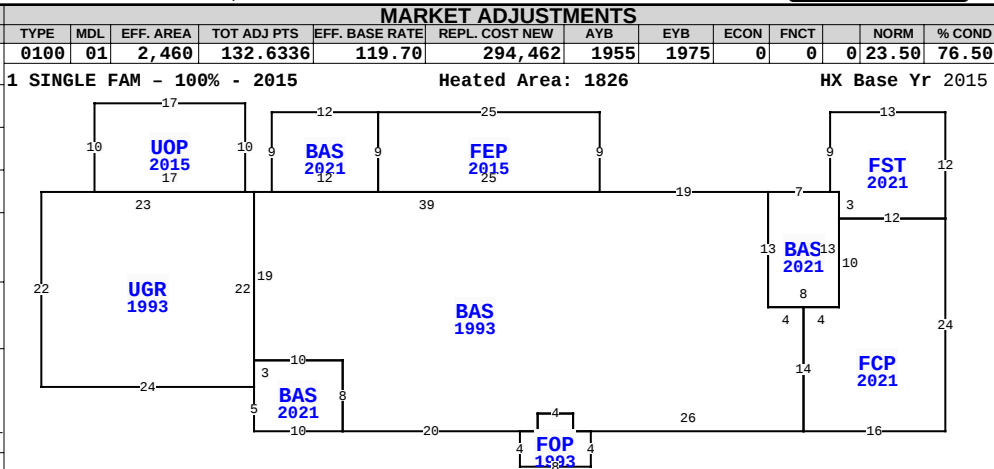
BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	17 CB STUCCO 80
Exterior Wall	23 REINF CONC 20
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	06 CUST PANEL 70
Interior Wall	03 PLASTER 30
Interior Floo	13 LVT/LAMNT 60
Interior Floo	11 CLAY TILE 40
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2.5 100
Frame	03 MASONRY 100
Stories	1. 1. 100
Units	0 100
BUD8 Adjustme	02 DIST FB 100
Occupancy	00 NONE 100

Quality	05	Quality Level 05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1007.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,534	100	1,534	140,469
BAS	80	100	80	7,326
BAS	104	100	104	9,523
BAS	108	100	108	9,890
FCP	344	25	86	7,875
FEP	225	80	180	16,483
FOP	40	30	12	1,099
FST	153	55	84	7,692
UGR	528	45	238	21,794
UOP	170	20	34	3,114
TOTALS	3,286		2,460	225,263

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W			
1	0810	CONCRETE A	0	100	0	0			
4	0855	CONC PAVER	0	100	0	0			
5	0855	CONC PAVER	0	100	0	0			
8	1242	WD DECK A	0	100	23	16			
9	0300	BOAT DCK W	0	100	0	0			
10	0310	AL GANG WY	0	100	0	0			
11	0303	FLT DOCK W	0	100	10	20			
12	0317	DCK PLNG W	0	100	0	0			

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000130	C	SFR WATER	100	



BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
200 LIGHTHOUSE CIR, FERNANDINA BEACH			

TOTAL OB/XF		49,488
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE			225,263
TOTAL MARKET OB/XF VALUE			49,488
TOTAL LAND VALUE - MARKET			533,800
TOTAL MARKET VALUE			808,551
SOH/AGL Deduction			130,833
ASSESSED VALUE			677,718
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			627,718
TOTAL JUST VALUE			808,551
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			794,395

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20200904	ADDITION	0	02/12/2021
20140680	ENCLOSE305	184,100	04/09/2014
20110705	REPAIR/RRF	1,794	05/10/2011
20080167	REMODEL	4,215	02/06/2008
20080072	MECH OTHER	9,000	01/17/2008
20051487	CHNGE SRVC	2,000	03/31/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2315/0164	10/15/2019	LE	U	I	11	100
GRANTOR: DAVIS STUART H JR & N						
GRANTEE: DAVIS REED M						
1898/0792	1/15/2014	WD	Q	I	02	540,000
GRANTOR: DEVANNY ELIZABETH H T						
GRANTEE: DAVIS STUART H JR &						

BUILDING NOTES	
BUILDING DIMENSIONS	
FST=[YR=2021] W13 S9 BAS=[YR=2021] W7 BAS=[YR=1993] W19 FEP=[YR=2015] N9 W25 BAS=[YR=2021] W12 S9 E12 N9\$ S9 E25 \$ W39 UGR=[YR=1993] W1 UOP=[YR=2015] N10 W17 S10 E17\$ W23 S22 E24 BAS=[YR=2021] S5 E10 N8 W10 S3 \$ N22 \$ S19 E10 S8 E20 FOP=[YR=1993] S4 E8 N4 W2 N2 W4 S2 W2 \$ E2 N2 E4 S2 E26 FCP=[YR=2021] E16 N24 W12 S10 W4 S14\$ N14 W4 N13\$ S13 E8 N13 W1\$ E1 S3 E12 N12 \$.	