

LOT 39
IN OR 2236/846
NORTH HAMPTON PHASE 1 PB 6/215

GODEK ANDREW J
86029 REMSENBURG DR
FERNANDINA BEACH, FL 32034

2023

12-2N-27-1460-0039-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
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NEIGHBORHOOD/LOC	4043.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,688	100	1,688	196,974
FGR	400	55	220	25,672
FOP	54	30	16	1,867
FOP	112	30	34	3,968
FOP	112	30	34	3,968
FUS	1,590	100	1,590	185,539

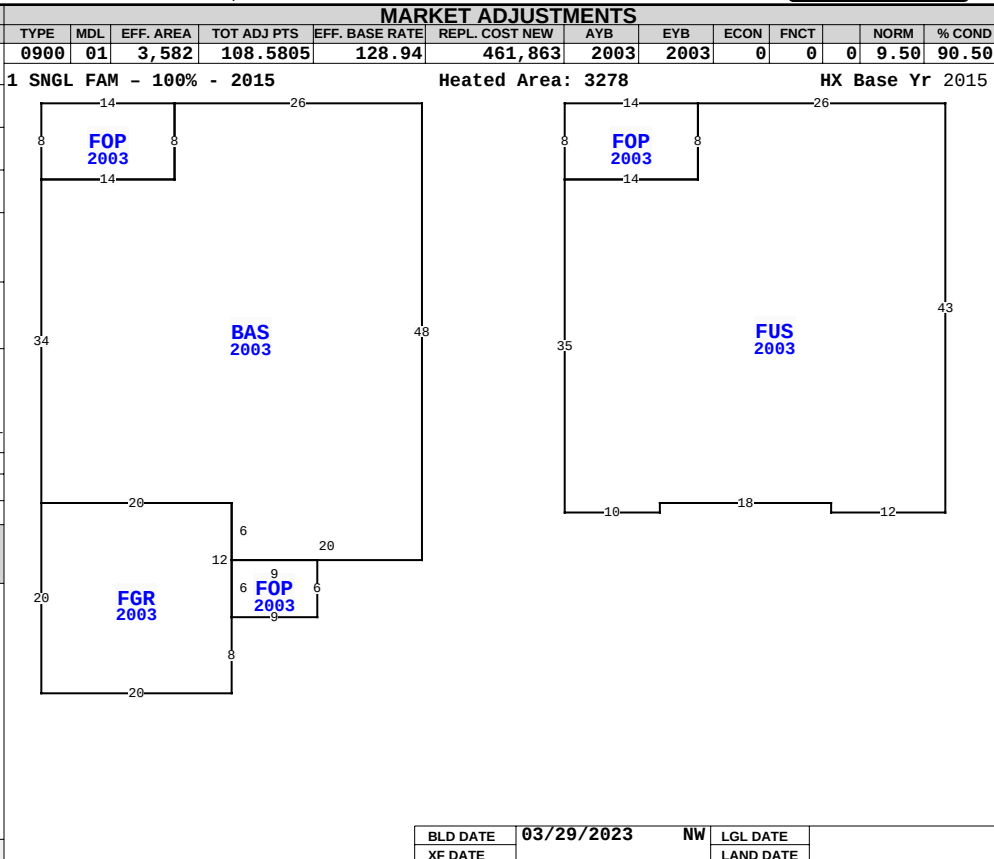
TOTALS	3,956		3,582	417,986
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EXTRA FEATURES

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	0811	CONCRETE B	0	100	0	0	634.00	SF	5.20	5.20	100	2003	2003	3	84	2,769	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2003	2003	3	88	3,080	
3	0462	ST/AL FNC	0	100	0	0	696.00	SF	10.00	10.00	100	2003	2003	3	36	2,506	

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	000136	C	SFR INT	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							



86029 REMSENBURG DR, FERNANDINA BEACH

BLD DATE	03/29/2023	NW	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

TOTAL OB/XF

TOTAL OB/XF	8,355
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NASSAU COUNTY PROPERTY

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VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		417,986
TOTAL MARKET OB/XF VALUE		8,355
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		511,341
SOH/AGL Deduction		205,529
ASSESSED VALUE		305,812
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		255,812
TOTAL JUST VALUE		511,341
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		417,205

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2236/0846	11/09/2018	QC	U	I	11	100

GRANTOR: GODEK CHERYL L

GRANTEE: GODEK ANDREW J

1945/0915 10/27/2014 WD Q I 01 305,000

GRANTOR: SKINNER MICHAEL & LEA

GRANTEE: GODEK ANDREW JOSEPH

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W26 FOP=[YR=2003] W14 S8 E14 N8\$ S8 W14 S34
FGR=[YR=2003] S20 E20 N8 FOP=[YR=2003] E9 N6 W9 S6\$ N12 W20\$
E20\$6 E20 N48\$ PTR=E15 FOP=[YR=2003] E14 FUS=[YR=2003] E26
S43W12 N1 W18 S1 W10 N35 E14 N8\$ S8 W14 N8\$ W15\$.