

LOT 277
IN OR 2228/1295
AMELIA NATIONAL #1B PB 7/191

SCHMACK ALAN L & CAREY B
95059 SWEETBERRY WAY
FERNANDINA BEACH, FL 32034

2023

26-2N-28-006A-0277-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 90
Exterior Wall	21	STONE 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 60
Interior Floor	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	5	100
Bathrooms	4	100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units	0	100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
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NEIGHBORHOOD/LOC	4042.00
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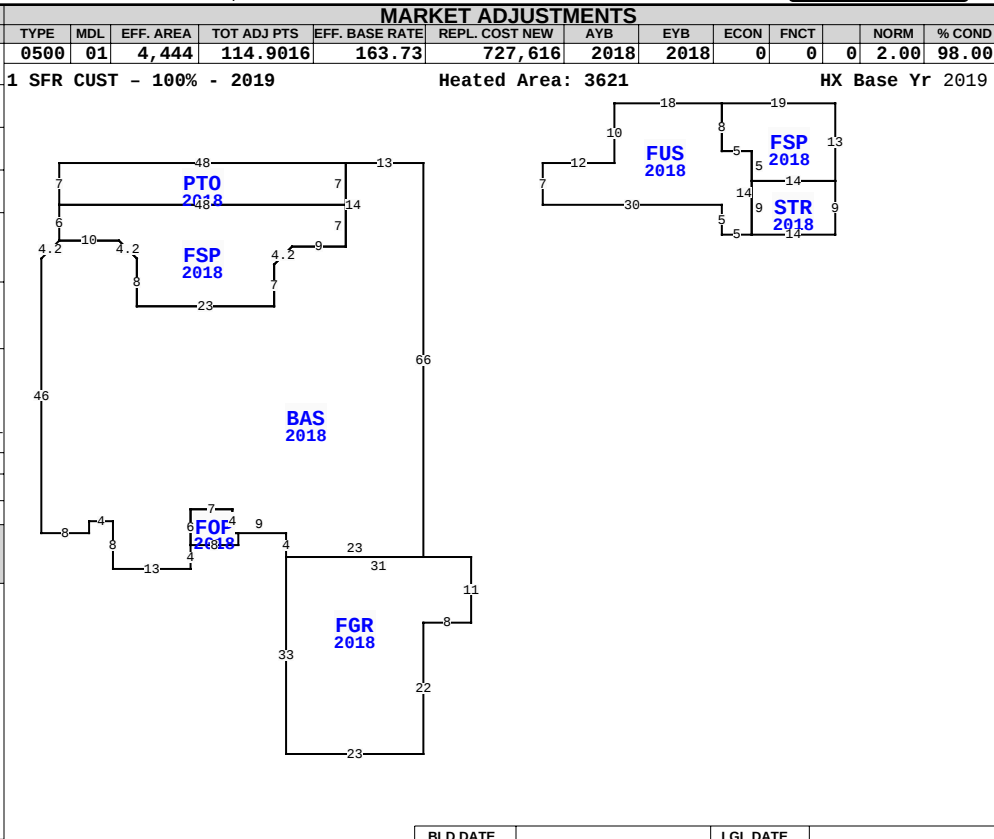
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,161	100	3,161	507,200
FGR	847	55	466	74,772
FOP	44	30	13	2,085
FSP	222	40	89	14,281
FSP	562	40	225	36,102
FUS	460	100	460	73,810
PTO	336	5	17	2,727
STR	126	10	13	2,085
TOTALS	5,758		4,444	713,064

EXTRA FEATURES	
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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	0500	FP-PRE FAB	0	100	0	0		1.00	UT 3,500.00		2018	2018	3	99	3,465	
2	0855	CONC PAVER	0	100	0	0		1,190.00	SF 10.00		2018	2018	3	98	11,662	
3	0911	SCRN RM A	0	100	48	7		336.00	SF 17.50		2018	2018	3	86	5,057	
4	0855	CONC PAVER	0	100	28	10		280.00	SF 10.00		2018	2018	3	98	2,744	

LAND DESCRIPTION			TOTAL OB/XF 22,928													
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
1	000134	C	SFR POND	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	115,000.00	115,000.00

REVIEW DATE	02/01/2019	BY	KW
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95059 SWEETBERRY WAY, FERNANDINA BEACH
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BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/12/2023
INC DATE		AG DATE	MLU

TOTAL OB/XF 22,928																
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
1	000134	C	SFR POND	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	115,000.00	115,000.00

Total Acres: 0.00	Total Land Value: 115,000	Market: 0	Agricultural: 0
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NASSAU COUNTY PROPERTY										PAGE 1 of 1	4
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VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		713,064
TOTAL MARKET OB/XF VALUE		22,928
TOTAL LAND VALUE - MARKET		115,000
TOTAL MARKET VALUE		850,992
SOH/AGL Deduction		293,081
ASSESSED VALUE		557,911
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		507,911
TOTAL JUST VALUE		850,992
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		726,303

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1810802	SCRN ENCLSR	6,954	10/26/2018
C1802964	CO ISSUED	0	09/26/2018
B1802964	NEW CONSTR	492,026	03/21/2018

SALES DATA					
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OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2228/1295	10/03/2018	WD	Q	I	02	694,900

GRANTOR: ICI JACKSONVILLE RESI									
GRANTEE: SCHMACK ALAN L & CA									
1599/0347	12/22/2008	WD	U	V	19	100			
GRANTOR: INTERVEST CONSTRUCTIO									
GRANTEE: ICI JACKSONVILLE RE									

BUILDING NOTES					
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BUILDING DIMENSIONS					
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BAS=[YR=2018] W13 PTO=[YR=2018] W48 S7 FSP=[YR=2018] S6
E10 D3 R3 S8 E23 N7 U3 R3 E9 N7 W48\$ E48 N7\$ S14 W9 D3
L3 S7 W23 N8 U3 L3 W10 D3 L3 S46 E8 N2 E4 S8 E13 N4
FOP=[YR=2018] E8 N2 W1 N4 W7 S6\$ N6 E7 S4 E9 S4
FGR=[YR=2018] S33 E23 N22 E8 N11 W31\$ E23 N66\$ PTR= E20
FUS=[YR=2018] E12 N10 E18 FSP=[YR=2018] E19 S13
STR=[YR=2018] S9 W14 N9 E14\$ W14 N5 W5 N8\$ S8 E5 S14 W5 N5
W30 N7\$ W20\$.