

LOT 95
SANDY POINTE PRESERVE PHASE 1
PBK 8/289

HATCH GLENN W & SUSAN P
94964 PALM POINTE DR S
FERNANDINA BEACH, FL 32034

2023

29-2N-28-0117-0095-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LVT/LAMMT 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

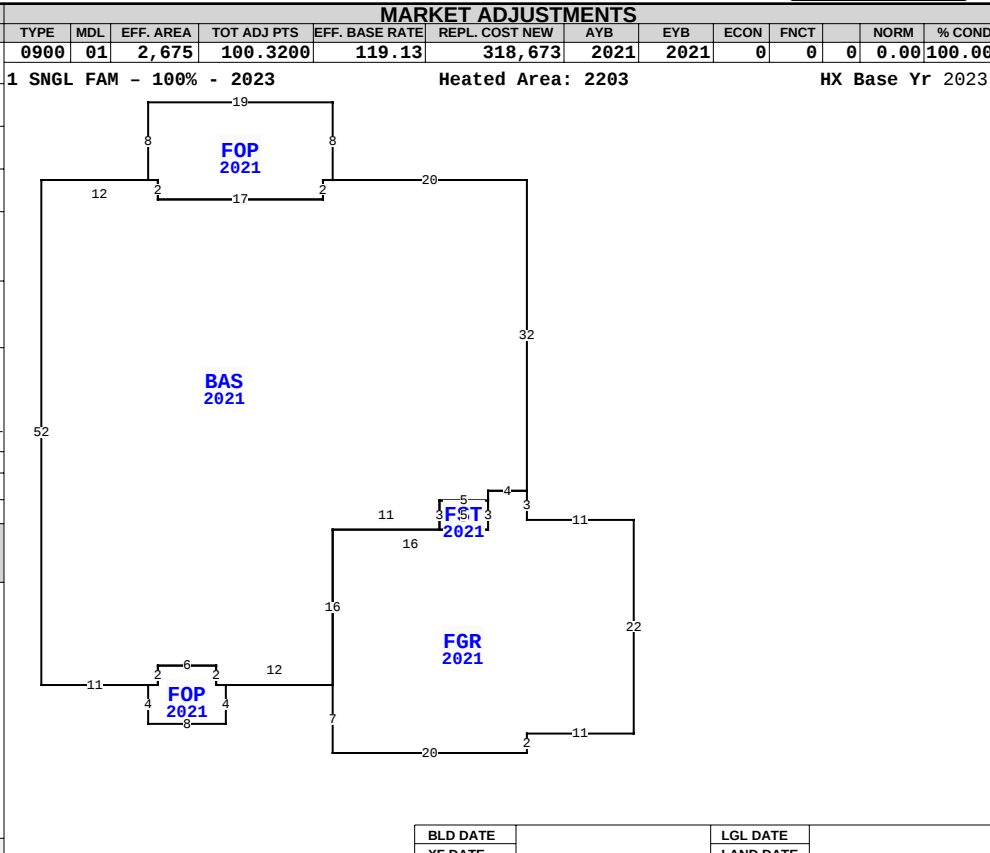
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4087.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,203	100	2,203	262,443
FGR	718	55	395	47,056
FOP	44	30	13	1,549
FOP	186	30	56	6,671
FST	15	55	8	953
TOTALS	3,166		2,675	318,673

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0855	CONC PAVER	0	100	3	20			10.00	100	2021
2	0855	CONC PAVER	0	100	0	0			10.00	100	2021

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	000100	C	SFR	100			0.00	0.00	1.00	LT	1.00



TOTAL OB/XF											
8,870											

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8,870											

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 4						Tax Dist:					
BUILDING MARKET VALUE						318,673					
TOTAL MARKET OB/XF VALUE						8,870					
TOTAL LAND VALUE - MARKET						75,000					
TOTAL MARKET VALUE						402,543					
SOH/AGL Deduction						0					
ASSESSED VALUE						402,543					
TOTAL EXEMPTION VALUE						HX HB 50,000					
BASE TAXABLE VALUE						352,543					
TOTAL JUST VALUE						402,543					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						346,823					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C2012621	CO ISSUED	0	10/11/2021
B2012621	NEW CONSTR	312,759	12/16/2020

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2507/0200	10/19/2021	WD	Q	I	02	457,000	
GRANTOR: SEDA CONSTRUCTION COM							
GRANTEE: HATCH GLENN W & SUS							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2021] W20 FOP=[YR=2021] N8 W19 S8 E1 S2 E17 N2 E1\$ W1 S2 W17 N2 W12 S52 E11 FOP=[YR=2021] S4 E8 N4 W1 N2 W6 S2 W1\$ E1 N2 E6 S2 E12 FGR=[YR=2021] S7 E20 N2 E11 N22 W11 N3 W4 S1 FST=[YR=2021] W5 S3 E5 N3\$ S3 W16 S16\$ N16 E11 N3 E5 N1 E4 N32\$.											