

LOT 101
SANDY POINTE PRESERVE PHASE 1
PBK 8/289

MOSS RICHARD B & MICHELE
94928 PALM POINTE DR S
FERNANDINA BEACH, FL 32034

2023

29-2N-28-0117-0101-0000



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	11	CLAY TILE 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
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
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NEIGHBORHOOD/LOC	4087.00
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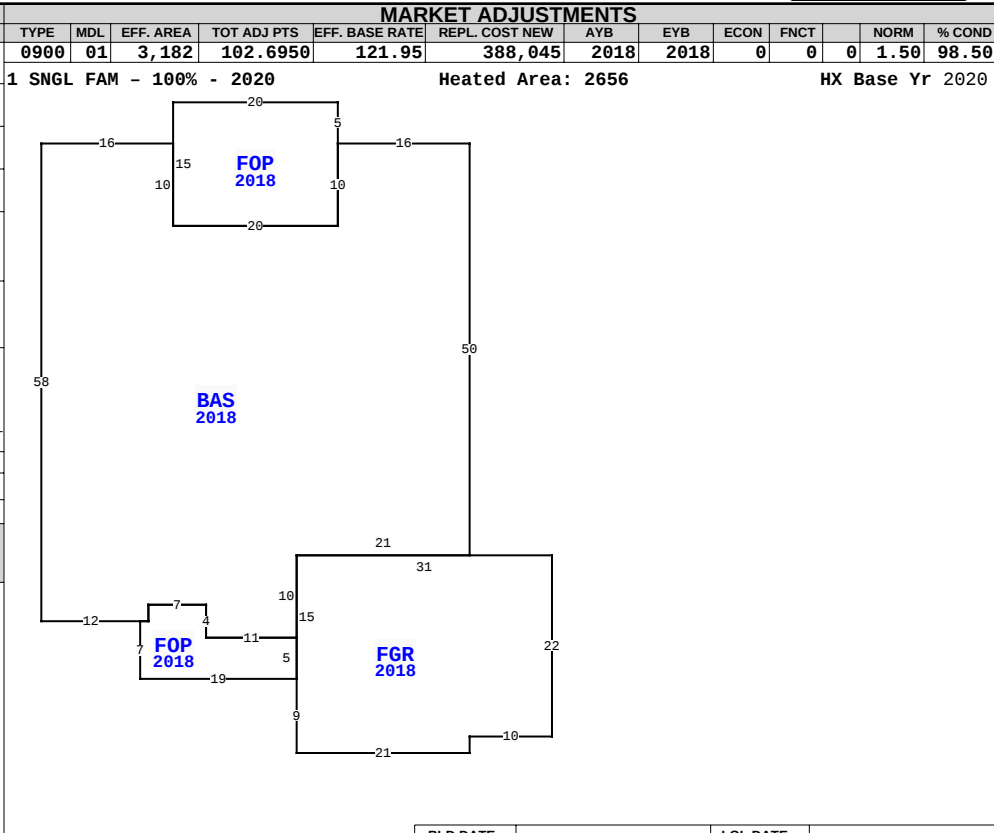
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,656	100	2,656	319,041
FGR	724	55	398	47,808
FOP	125	30	38	4,564
FOP	300	30	90	10,811

TOTALS	3,805		3,182	382,224
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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
1	0855	CONC PAVER	0 100	27	3	81.00	SF	10.00	10.00	100	2018
2	0855	CONC PAVER	0 100	0	0	740.00	SF	10.00	10.00	100	2018
3	0462	ST/AL FNC	0 100	224	0	896.00	SF	10.00	10.00	100	2019
4	0463	FENCE GATE	0 100	0	0	2.00	UT	300.00	300.00	100	2019

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	000134	C	SFR POND	100			0.00	0.00	1.00	LT	1.00

REVIEW DATE	12/19/2018	BY	KW
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94928 S PALM POINTE DR, FERNANDINA BEACH

94928 S PALM POINTE DR, FERNANDINA BEACH, FL 32030										AG DATE	
INC DATE											
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES	
81.00	SF	10.00	10.00	100	2018	2018	3	98	794		
740.00	SF	10.00	10.00	100	2018	2018	3	98	7,252		
896.00	SF	10.00	10.00	100	2019	2019	3	93	8,333		
2.00	UT	300.00	300.00	100	2019	2019	3	96	576		

TOTAL OB/XF												16,955		
R	LOC			TOT	UNIT	D	DP	%	TOT	UNIT	ADJ	UNIT	ADJ	UNIT
D	ZONE	FRONT	DEPTH	LND	TYPE	T	TH FACT	COND	ADJ	PRICE		PRICE		PRICE
		0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00		75,000.00		

Total Acres: 0.00	Total Land Value: 75,000	Market: 0	Agricultural: 0
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NASSAU COUNTY PROPERTY											
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VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		382,224
TOTAL MARKET OB/XF VALUE		16,955
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		474,179
SOH/AGL Deduction		128,017
ASSESSED VALUE		346,162
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		296,162
TOTAL JUST VALUE		474,179
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		412,803

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C1808087	CO ISSUED	0	01/03/2019
B1808087	NEW CONSTR	360,777	08/08/2018

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2255/1701	2/15/2019	WD Q	I	01	
GRANTOR: SEDA CONSTRUCTION COM					
GRANTEE: MOSS RICHARD B & MI					

BUILDING NOTES					
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BUILDING DIMENSIONS					
BAS=[YR=2018] W16 FOP=[YR=2018] N5 W20 S15 E20 N10\$ S10 W20 N10 W16 S58 E12 FOP=[YR=2018] S7 E19 FGR=[YR=2018] S9 E21 N2 E10 N22 W31 S15\$ N5 W11 N4 W7 S2 W1\$ E1 N2 E7 S4 E11 N10 E21 N50\$.					