

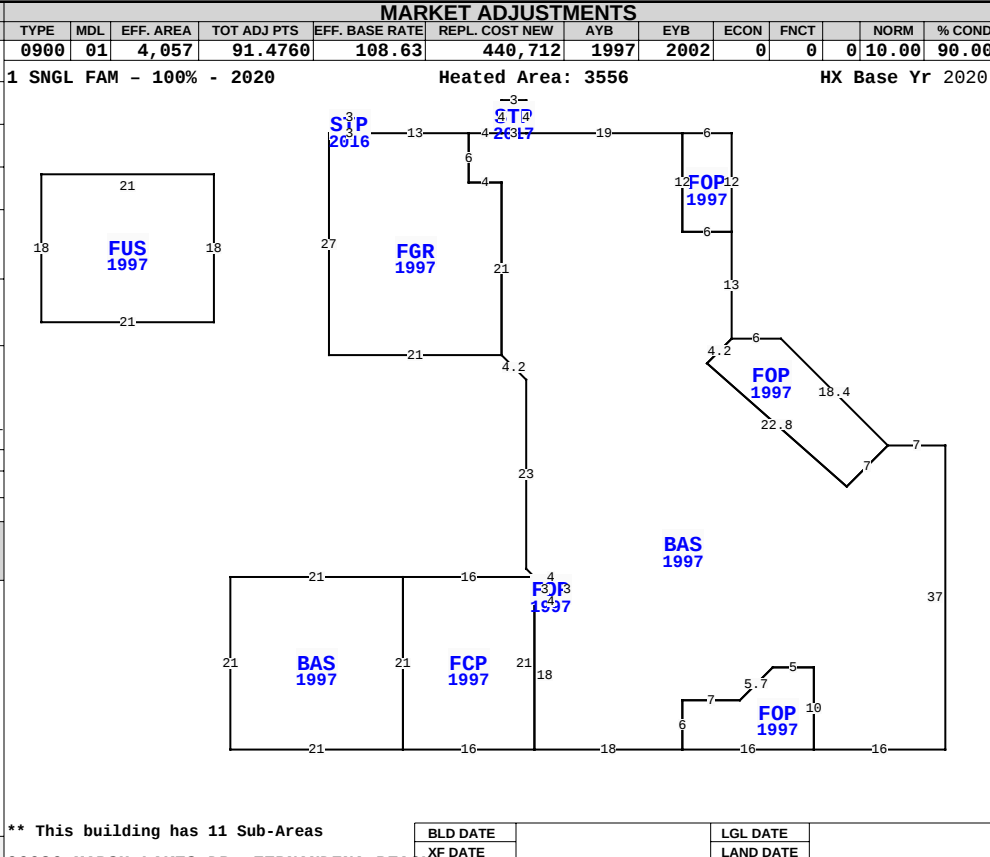


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		04
NEIGHBORHOOD/LOC	4015.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	441	100	441	43,115
BAS	2,737	100	2,737	267,588
FCP	336	25	84	8,213
FGR	549	55	302	29,525
FOP	12	30	4	392
FOP	72	30	22	2,151
FOP	124	30	37	3,617
FOP	167	30	50	4,889
FUS	378	100	378	36,956
STP	6	10	1	98
TOTALS	4,834		4,057	396,641

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	0911	SCRN RM A	0 100	0	0	826.00	SF	17.50	
3	0861	POOL GUNIT	0 100	0	0	614.00	SF	85.00	
4	0877	JACUZZI	0 100	0	0	1.00	UT	1,000.00	
5	0845	KOOL DECK	0 100	0	0	212.00	SF	7.25	
6	0858	SCULP CONC	0 100	0	0	921.00	SF	13.00	
7	0600	SUMMER KIT	0 100	0	0	1.00	UT	5,000.00	
8	0812	CONCRETE C	0 100	0	0	1,553.00	SF	4.00	



** This building has 11 Sub-Areas									
96036 MARSH LAKES DR, FERNANDINA BEACH									
BLD DATE									
XF DATE									
INC DATE									
LGL DATE									
LAND DATE									
AG DATE									

NASSAU COUNTY PROPERTY			PAGE 1 of 1	7
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 7		Tax Dist:	
BUILDING MARKET VALUE			396,641	
TOTAL MARKET OB/XF VALUE			34,833	
TOTAL LAND VALUE - MARKET			185,000	
TOTAL MARKET VALUE			616,474	
SOH/AGL Deduction			84,042	
ASSESSED VALUE			532,432	
TOTAL EXEMPTION VALUE	HX HB		50,000	
BASE TAXABLE VALUE			482,432	
TOTAL JUST VALUE			616,474	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			635,781	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1705766	REPAIR/RRF	20,947	09/01/2017
P1705468	NEW BATH	0	08/01/2017
9704009	ADDITION	0	06/01/1997
9803625	SWIM POOL	10,000	01/01/1997
96-3230	NEW CONSTR	124,099	08/01/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2261/1150	3/13/2019	WD Q	I	01		545,000
GRANTOR: CHAMPERY REAL ESTATE						
GRANTEE: HUTH SANDRA M & THO						
2155/0696	10/24/2017	QC U	I	11		100
GRANTOR: BRECKENRIDGE PROPERTY						
GRANTEE: CHAMPERY REAL ESTAT						

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=1997] W16 FOP=[YR=1997] W16 N6 E7 U4 R4 E5 S10\$									
N10 W5 L4 D4 W7 S6 W18 FCP=[YR=1997] W16 BAS=[YR=1997]									
W21 N21 E21 S21\$ N21 E16 S21\$ N18 FOP=[YR=1997] E4 N3 W4 S3\$									
N3 U1 L1 N23 L3 U3 FGR=[YR=1997] W21 N27 E1									
STP=[YR=2016] E3 N2 W3 S2\$ N2 E3 S2 E13 S6 E4 S21\$ N21 W4 N6									
E4 STP=[YR=2017] E3 N4 W3 S4\$ N4 E3 S4 E19 FOP=[YR=1997] E6									
S12 W6 N12\$ S12 E6 S13 FOP=[YR=1997] E6 R13 D13 D5 L5									
L17 U15 U3 R3 S L3 D3 D15 R17 U5 R5 E7 S37\$ PTR= N70									
W110 FUS=[YR=1997] E21 S18 W21 N18\$ E110 S70\$. \$									

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000116	C	SFR MARSH	100		RS-1	0.00	0.00	2.00
TOTAL OB/XF 34,833									
UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR
LT		1.00	1.00	0.50	185,000.00	92,500.00	185,000		