

LOT 18
IN OR 1827/1881
MARSH LAKES PB 5/159-167

BUX CHRISTOPHER R & PATRICIA M
96108 MARSH LAKES DR
FERNANDINA BEACH, FL 32034

2023

37-2N-28-1320-0018-0000



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 60
Interior Floo	11	CLAY TILE 40
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 05 Quality Level 05
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	3,069	100	3,069	477,141
FGR	754	55	415	64,521
FOP	118	30	35	5,442
FSP	419	40	168	26,119
PTO	187	5	9	1,399
STR	8	10	1	155

TOTALS 4,555 3,697 574,777

EXTRA FEATURES

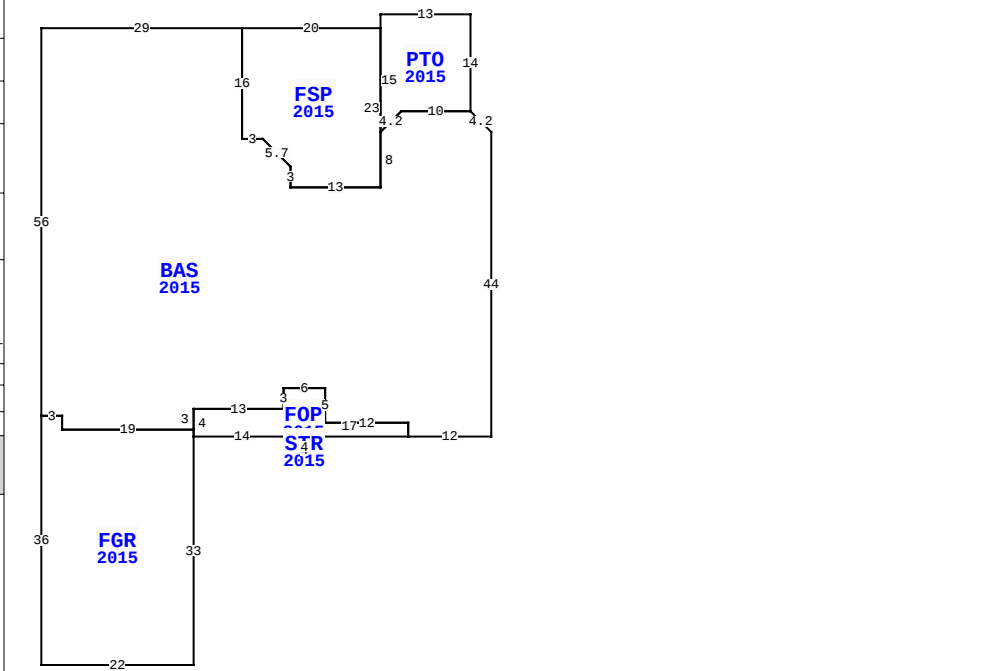
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0855	CONC PAVER	0 100	0	0	1,796.00	SF	10.00	10.00	100	2015	2015	3	96	17,242	
2	0855	CONC PAVER	0 100	0	0	132.00	SF	10.00	10.00	100	2015	2015	3	96	1,267	
3	1242	WD DECK A	0 100	10	10	100.00	SF	10.00	10.00	100	2015	2015	3	74	740	
4	0300	BOAT DCK W	0 100	0	0	895.00	SF	40.00	40.00	100	2015	2015	3	81	28,998	
5	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2015	2015	3	97	1,940	

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	000116	C	SFR MARSH	100		RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	185,000.00	185,000.00	185,000							

REVIEW DATE 08/19/2020 BY KWA

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	3,697	113.0580	161.11	595,624	2015	2015	0	0	0	3.50	96.50
1 SFR CUST - 100% - 2016					Heated Area: 3069					HX Base Yr 2016		



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BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE

TOTAL OB/XF 50,187

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NASSAU COUNTY PROPERTY PAGE 1 of 1 7

VALUATION BY		STANDARD
Tax Group: 7		Tax Dist:
BUILDING MARKET VALUE		574,777
TOTAL MARKET OB/XF VALUE		50,187
TOTAL LAND VALUE - MARKET		185,000
TOTAL MARKET VALUE		809,964
SOH/AGL Deduction		223,908
ASSESSED VALUE		586,056
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		536,056
TOTAL JUST VALUE		809,964
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		707,962

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1429313	CO ISSUED	0	04/08/2015
B1429313	NEW CONSTR	387,280	09/01/2014

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1827/1881	12/03/2012	WD	Q	V	02	133,800

GRANTOR: AMERIS BANK

GRANTEE: BUX CHRISTOPHER R &

1779/0599 2/08/2012 WD U V 12 158,800

GRANTOR: MCGRATH EILEEN & STEP

GRANTEE: AMERIS BANK

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2015] U3 L3 PTO=[YR=2015] N14 W13 S2 FSP=[YR=2015] W20 S16 E3 D4 R4 S3 E13 N23\$ S15 U3 R3 E10\$ W10 D3 L3 S8 W13 N3 U4 L4 W3 N16 W29 S56 FGR=[YR=2015] S36 E22 N33 FOP=[YR=2015] E14 STR=[YR=2015] S2 E4 N2 W4\$ E17 N2 W12 N5 W6 S3 W13 S4\$ N1 W19 N2 W3\$ E3 S2 E19 N3 E13 N3 E6 S5 E12 S2 E12 N44\$.