

LOT 36
IN OR 904/14
THE VILLAGES OF MARSH LAKES #2

HOEY JUDITH
95290 VILLAGE DR
FERNANDINA BEACH, FL 32034

2023

37-2N-28-227W-0036-0000



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 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
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	1,468	100	1,468	181,924
FGR	438	55	241	29,866
FOP	72	30	22	2,727
FOP	96	30	29	3,594
FSP	139	40	56	6,940
FUS	480	100	480	59,484
UOP	9	20	2	248

TOTALS	2,702		2,298	284,783
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	100	30	16	480.00	SF	6.50
2	0810	CONCRETE A	0	100	0	0	81.00	SF	6.50
4	0920	CWALL-WD/M	0	100	0	0	40.00	LF	390.00

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,298	117.9234	140.03	321,789	1999	1999		0	0	11.50	88.50
1 SNGL FAM - 100% - 2000 Heated Area: 1948 HX Base Yr 2000												
95290 VILLAGE DR, FERNANDINA BEACH												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
06/16/2023 MLU												

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 7					Tax Dist:				
BUILDING MARKET VALUE					284,783				
TOTAL MARKET OB/XF VALUE					7,093				
TOTAL LAND VALUE - MARKET					140,000				
TOTAL MARKET VALUE					431,876				
SOH/AGL Deduction					200,919				
ASSESSED VALUE					230,957				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					180,957				
TOTAL JUST VALUE					431,876				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					371,429				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1904217	REPAIR/RRF	14,000	04/25/2019
B26451	REMODEL	12,800	09/03/2012
993510	H/AC	0	01/01/1999

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
0904/0014	10/18/1999	WD	Q	I		244,000			
GRANTOR: MEHLS SABINE									
GRANTEE: HOEY JUDITH									
0844/0146	8/06/1998	WD	Q	V		55,000			
GRANTOR: K T FERNANDINA JOINT									
GRANTEE: MEHLS SABINE									

BUILDING NOTES									
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BUILDING DIMENSIONS									
FSP=[YR=1999] U2 L2 W9 D2 L2 BAS=[YR=1999] W17 S48FOP=[YR=1999] S10 E2 UOP=[YR=1999] S3 E3 N3W3\$ E8 FGR=[YR=1999] S5 W2 FOP=[YR=1999] W8 S9 E8 N9\$ S9 E2 S4 E20 N21 W20 S3 \$N7 U3 L3 W7\$ E7 D3 R3 S4 E20 N46 W13 N9\$S9 E13 N9\$ PTR= E15 FUS=[YR=1999] E15 S32 W15 N32\$ W15\$.									

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000133	C	SFR LAKE	100	0003	PUD	0.00	0.00	1.00