



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	10 ABOVE AVG 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floop	13 LVT/LAMMT 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100

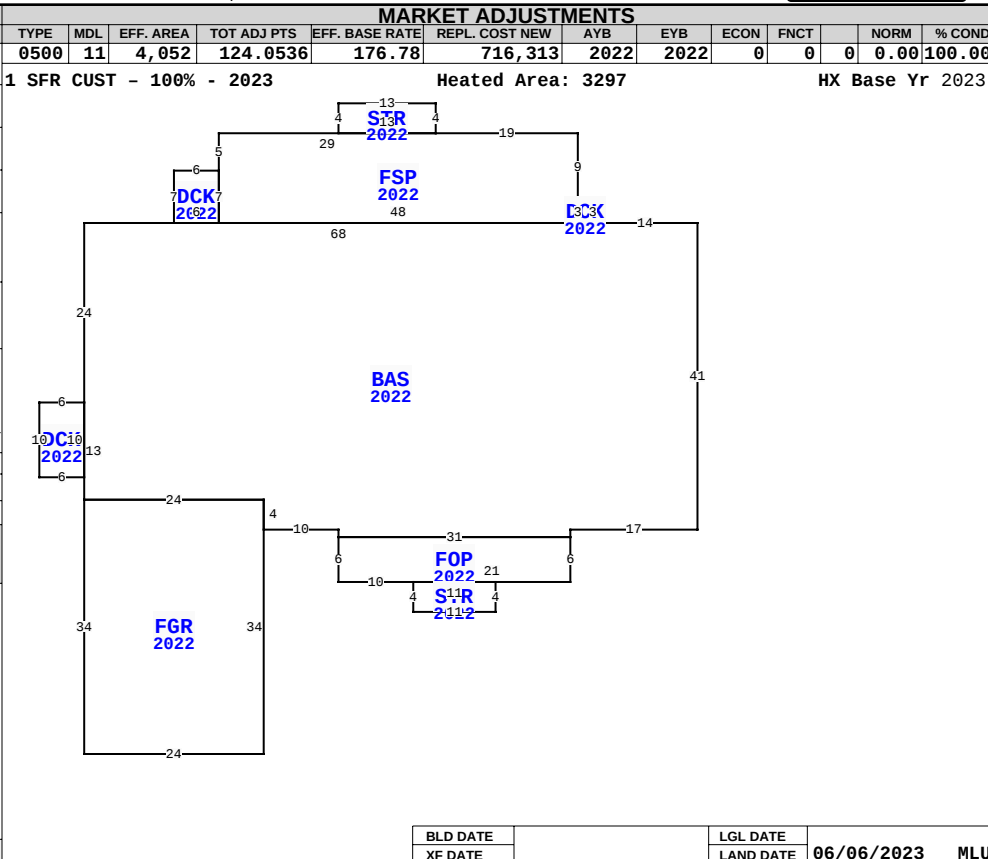
Quality	03 Quality Level 03
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA
	04

NEIGHBORHOOD/LOC	4020.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,297	100	3,297	582,844
DCK	6	10	1	177
DCK	42	10	4	707
DCK	60	10	6	1,061
FGR	816	55	449	79,374
FOP	186	30	56	9,900
FSP	576	40	230	40,659
STR	44	10	4	707
STR	52	10	5	884
TOTALS	5,079		4,052	716,313

EXTRA FEATURES	
L N	OB/XF CODE
1	0504
2	0855
3	0855
6	1123

LAND DESCRIPTION	
L N	USE CODE
1	000116



TOTAL OB/XF	
43,523	

LAND DESCRIPTION	
L N	USE CODE
1	000116

NASSAU COUNTY PROPERTY	
PAGE 1 of 2	
VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	780,237
TOTAL MARKET OB/XF VALUE	43,523
TOTAL LAND VALUE - MARKET	776,000
TOTAL MARKET VALUE	1,599,760
SOH/AGL Deduction	0
ASSESSED VALUE	1,599,760
TOTAL EXEMPTION VALUE	50,000
BASE TAXABLE VALUE	1,549,760
TOTAL JUST VALUE	1,599,760
NCON VALUE	818,992
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	406,033

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2105423	NEW CONSTR	98,745	04/29/2021
B2104913	NEW CONSTR	487,466	04/20/2021

SALES DATA	
OFF RECORD Number	DATE
2362/0792	5/19/2020
GRANTOR: MASSEY JOSEPH & KATHL	
GRANTEE: PERNIGOTTI LIVING T	
2332/1708	1/17/2020
GRANTOR: FIRST COAST INC	
GRANTEE: MASSEY JOSEPH & KAT	

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS=[YR=2022] W14 DCK=[YR=2022] N3W2 FSP=[YR=2022] N9W19	
STR=[YR=2022] N4W13S4 E13\$ W29S5 DCK=[YR=2022] W6S7E6N7\$ S7	
E48N3\$ S3 E2\$ W68 S24 DCK=[YR=2022] W6S10E6N10\$ S13	
FGR=[YR=2022] S34 E24 N34 W24\$ E24 S4 E10 S1 FOP=[YR=2022] S6	
E10 STR=[YR=2022] S4E11N4W11\$ E21 N6 W31 \$ E31 N1 E17 N41\$.	

PERNIGOTTI LIVING TRUST/PERNIGOTTI MARIANO TRUSTEE
95020 PACIFIC ISLE
FERNANDINA BEACH, FL 32034

46-3N-28-0000-0007-0520

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