LOT 8 &
S-4 OF LOT 40
SUB OF SO PT SEC 12 DB 39/292

MALESKI MICHAEL ROBERT
PO BOX 1069
MOSCOW, PA 18555-0646

2024

00-00-30-0263-0008-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

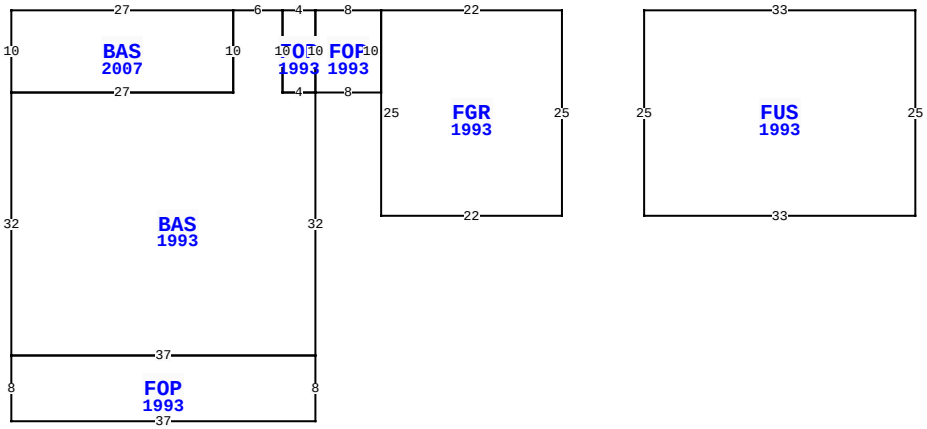
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3029.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,244	100	1,244	110,757
BAS	270	100	270	24,039
FGR	550	55	302	26,888
FOP	40	30	12	1,068
FOP	80	30	24	2,136
FOP	296	30	89	7,924
FUS	825	100	825	73,452
TOTALS	3,305		2,766	246,266

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,766	116.4240	110.60	305,920	1981	1984	0	0	0	19.50	80.50

1 SINGLE FAM – 0% - 0 Heated Area: 2339 HX Base Yr



4645 GLYN WOODS CT, FERNANDINA BEACH

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE	256,581
TOTAL MARKET OB/XF VALUE	15,627
TOTAL LAND VALUE - MARKET	278,500
TOTAL MARKET VALUE	550,708
SOH/AGL Deduction	38,549
ASSESSED VALUE	512,159
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	512,159
TOTAL JUST VALUE	550,708
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	540,305

PERMIT NUM	DESCRIPTION	AMT	ISSUED
5547	SWIM POOL	12,332	02/22/1989
3410	SWIM POOL	0	02/22/1989

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2299/0100	8/20/2019	WD	U	I	11	100
GRANTOR: STEINMETZ CYNTHIA JAN						
GRANTEE: MALESKI MICHAEL ROB						
1931/1864	7/31/2014	WD	U	I	11	100
GRANTOR: STEINMETZ CYNTHIA JAN						
GRANTEE: MALESKI MICHAEL ROB						

BUILDING NOTES

BUILDING DIMENSIONS

FGR=[YR=1993] W22 FOP=[YR=1993] W8 FOP=[YR=1993] W4
BAS=[YR=1993] W6 BAS=[YR=2007] W27 S10 E27 N10$ S10 W27 S32
FOP=[YR=1993] S8 E37 N8 W37$ E37 N32 W4 N10$S10 E4 N10$ S10
E8 N10$ S25 E22 N25$ PTR= E10 FUS=[YR=1993] E33 S25 W33 N25$
W10 $.

EXTRA FEATURES

LN	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	0812	CONCRETE C	0	0	0	0	1,900.00	SF	4.00	4.00	100	1981	1981	3	35	2,660	
2	0861	POOL GUNIT	0	0	32	14	448.00	SF	85.00	85.00	100	1989	1989	3	20	7,616	
3	0845	KOOL DECK	0	0	0	0	926.00	SF	7.25	7.25	100	1989	1989	3	57	3,827	
4	0877	JACUZZI	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	1989	1989	3	20	200	
5	0820	WOOD WALK	0	0	50	4	200.00	SF	11.75	11.75	100	2003	2003	3	40	940	
6	0681	POLE SHED	0	0	32	4	128.00	SF	15.00	15.00	100	1991	1991	3	20	384	

LAND DESCRIPTION

TOTAL OB/XF 15,627

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	250,000.00	250,000.00	250,000							
2	000100	C	SFR	0		RSF-1	60.00	196.00	1.00	UT		1.00	1.00	0.30	95,000.00	28,500.00	28,500							

REVIEW DATE 08/14/2019 BY DJA Total Acres: 0.00 Total Land Value: 278,500 Market: 0 Agricultural: 0 Common: 278,500 PRINTED 08/06/2024 BY SYS

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Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	02	MIN PLYWD 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

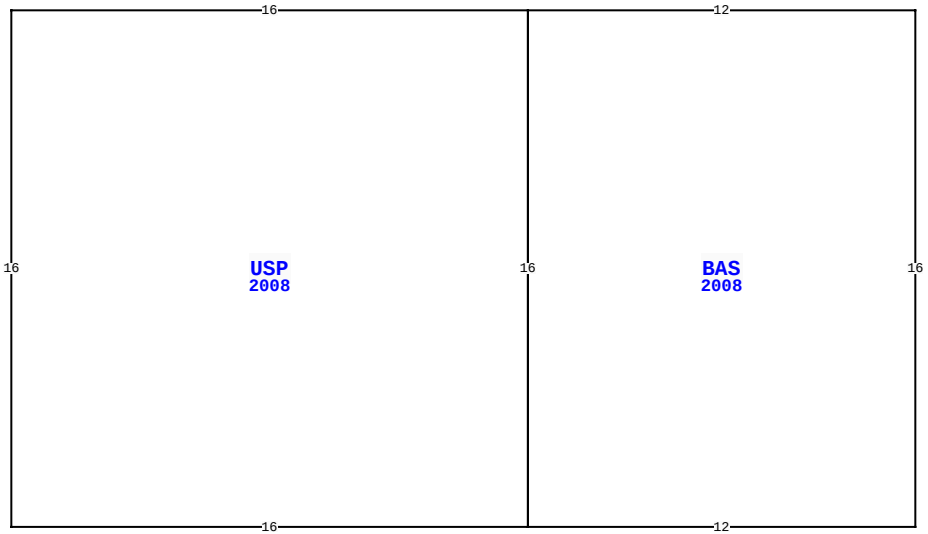
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	3029.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	192	100	192	7,363
USP	256	30	77	2,953
TOTALS	448		269	10,315

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0150	01	269	91.3000	45.65	12,280	1991	1991	0	0	0	16.00	84.00

2 ACCESORY U – 0% - 0 Heated Area: 192 HX Base Yr



4645 GLYN WOODS CT, FERNANDINA BEACH

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NASSAU COUNTY PROPERTY

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INCOME VALUE	
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GRANTOR: STEINMETZ CYNTHIA JAN						
GRANTEE: MALESKI MICHAEL ROB						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W12 USP=[YR=2008] W16 S16 E16 N16$ S16 E12 N16$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 08/14/2019 BY DJA Total Acres: 0.00 Total Land Value: 278,500 Market: 0 Agricultural: 0 Common: 278,500 PRINTED 08/06/2024 BY SYS