

LOT 42
PDSTRIAN ESMT PT OR 1179/1730
ISLESWORTH PB 6/300

LIEBMANN GEORGE W JR
PO BOX 517
FERNANDINA BEACH, FL 32035

2024

00-00-30-0315-0042-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	02
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NEIGHBORHOOD/LOC	2027.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,875	100	1,875	244,967
FGR	564	55	310	40,501
FOP	50	30	15	1,960
FSP	165	40	66	8,623
PTO	15	5	1	131

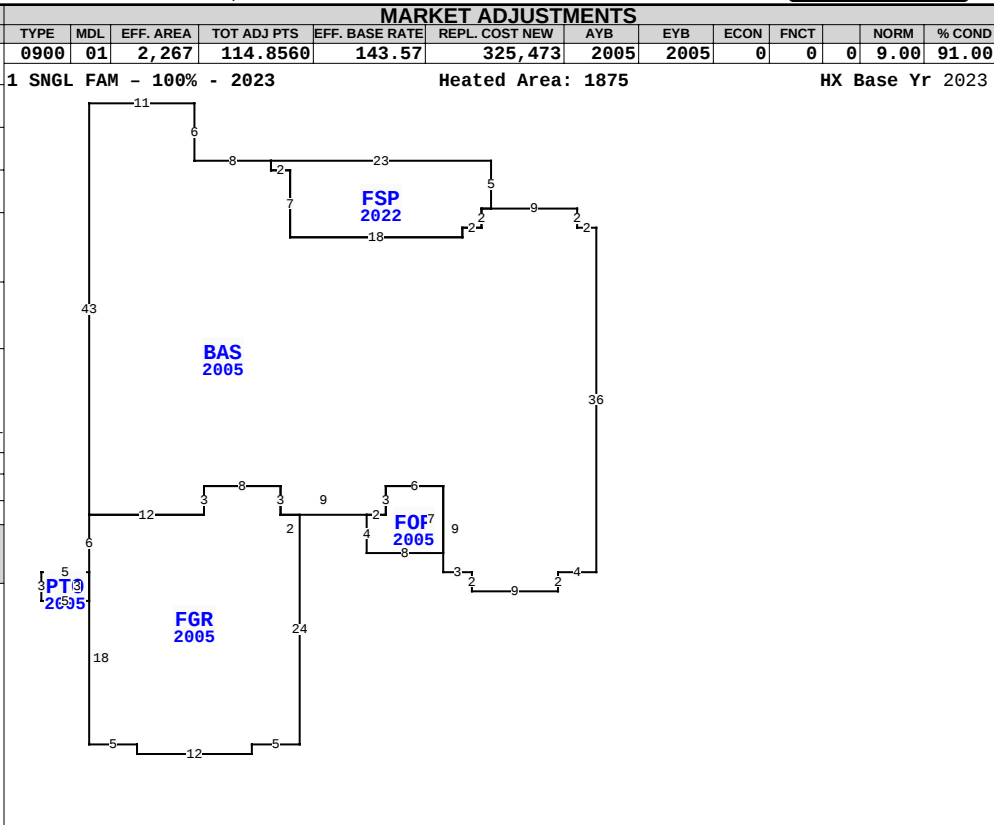
TOTALS	2,669		2,267	296,180
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EXTRA FEATURES

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	0500	FP-PRE FAB	0	100	0	0		1.00	UT 3,500.00	3,500.00	100	2005	2005	3	89	3,115
2	0812	CONCRETE C	0	100	0	0		1,044.00	SF 4.00	4.00	100	2005	2005	3	86	3,591
3	0810	CONCRETE A	0	100	3	3		9.00	SF 6.50	6.50	100	2005	2005	3	86	50
4	0861	POOL GUNIT	0	100	0	0		220.00	SF 85.00	85.00	100	2005	2005	3	40	7,480
5	0910	SCRN RM L	0	100	0	0		820.00	SF 15.00	15.00	100	2005	2005	3	24	2,952
6	0855	CONC PAVER	0	100	0	0		593.00	SF 10.00	10.00	100	2005	2005	3	86	5,100

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	SFR	100	



96089 MONTEGO BAY, FERNANDINA BEACH

TOTAL OB/XF																22,288

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE		296,180
TOTAL MARKET OB/XF VALUE		22,288
TOTAL LAND VALUE - MARKET		200,000
TOTAL MARKET VALUE		518,468
SOH/AGL Deduction		0
ASSESSED VALUE		518,468
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		468,468
TOTAL JUST VALUE		518,468
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		526,456

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0516189	ADDITION	5,184	01/01/2005
B0515622	SWIM POOL	26,000	01/01/2005
E0413978	ELEC OTHER	2,000	12/01/2004
M0409022	H/AC	0	12/01/2004
B0413047	NEW CONSTR	149,532	06/01/2004
R046306	REPAIR/RRF	1,300	06/01/2004

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2573/0360	6/24/2022	WD	Q	I	01
					SALE PRICE
					727,000

GRANTOR:MATHER LIVING TRUST
GRANTEE:LIEBMANN GEORGE W J
2249/1752 8/15/2018 WD U I 11 100
GRANTOR:MATHER GEOFFREY R & J
GRANTEE:MATHER LIVING TRUST

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W2 N2 W9 FSP=[YR=2022] N5 W23 S1 E2 S7 E18 N1
E2 N2 E1\$ W1 S2 W2 S1 W18 N7 W2 N1 W8 N6 W11 S43
FGR=[YR=2005] S6 PTO=[YR=2005] W5 S3 E5 N3\$ S18 E5 S1 E12 N1
E5 N24 W2 N3 W8 S3 W12\$ E12 N3 E8 S3 E9 FOP=[YR=2005] S4 E8
N7 W6 S3 W2\$ E2 N3 E6 S9 E3 S2 E9 N2 E4 N36\$.