



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

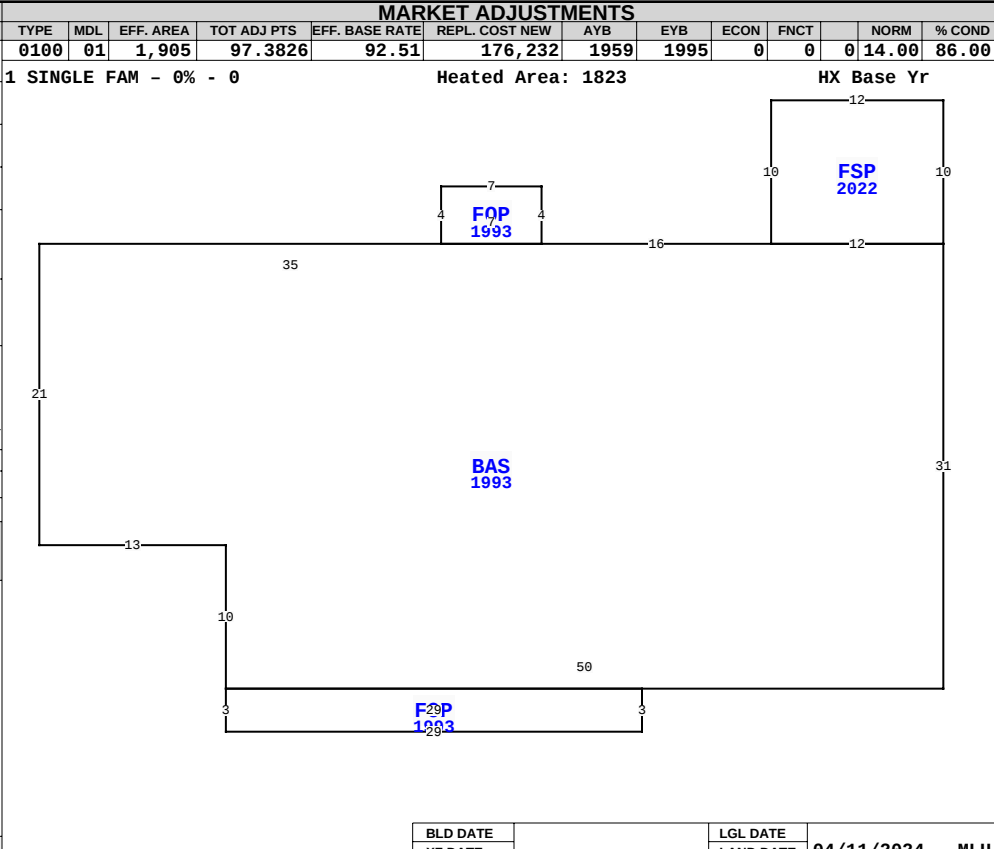
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2018.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,823	100	1,823	145,036
FOP	28	30	8	636
FOP	87	30	26	2,068
FSP	120	40	48	3,818
TOTALS	2,058		1,905	151,560

EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0810	CONCRETE A	0	0	66	11	
2	0351	CARPORT MT	0	0	21	12	
3	0940	SHEDS/PORT	0	0	8	12	
4	0681	POLE SHED	0	0	8	6	

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	SFR	0	
REVIEW DATE			07/21/2022	BY	DJ



1961 PALM DR, FERNANDINA BEACH	BLD DATE		LGL DATE	04/11/2024	MLU
	XF DATE		LAND DATE		
	INC DATE		AG DATE		

NASSAU COUNTY PROPERTY				PAGE 1 of 1	8
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE				151,560	
TOTAL MARKET OB/XF VALUE				2,004	
TOTAL LAND VALUE - MARKET				130,000	
TOTAL MARKET VALUE				283,564	
SOH/AGL Deduction				49,112	
ASSESSED VALUE				234,452	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				234,452	
TOTAL JUST VALUE				283,564	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				266,838	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20211921	ADDITION	0	04/01/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2316/1009	10/30/2019	WD	Q	I	01	230,000
GRANTOR: TIZZANO ANTONINO & KA						
GRANTEE: OLIVE RENATE L						
1469/0637	1/03/2007	WD	U	I	21	200,000
GRANTOR: HOLTON CHARLES C SR &						
GRANTEE: TIZZANO ANTONINO &						

BUILDING NOTES											
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BUILDING DIMENSIONS											
FSP=[YR=2022] W12 S10 BAS=[YR=1993] W16 FOP=[YR=1993] N4W7S4E7\$ W35 S21E13 S10 FOP=[YR=1993] S3E29N3 W29\$ E50 N31 W12\$ E12 N10\$.											