

LOT 57
IN OR 2135/1504
PLANTATION POINT PB 5/269

MILLAGE STEVE A & PATRICIA D
1368 PLANTATION POINT DRIVE
FERNANDINA BEACH, FL 32034

2024

00-00-30-0518-0057-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	20	FACE BRICK 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

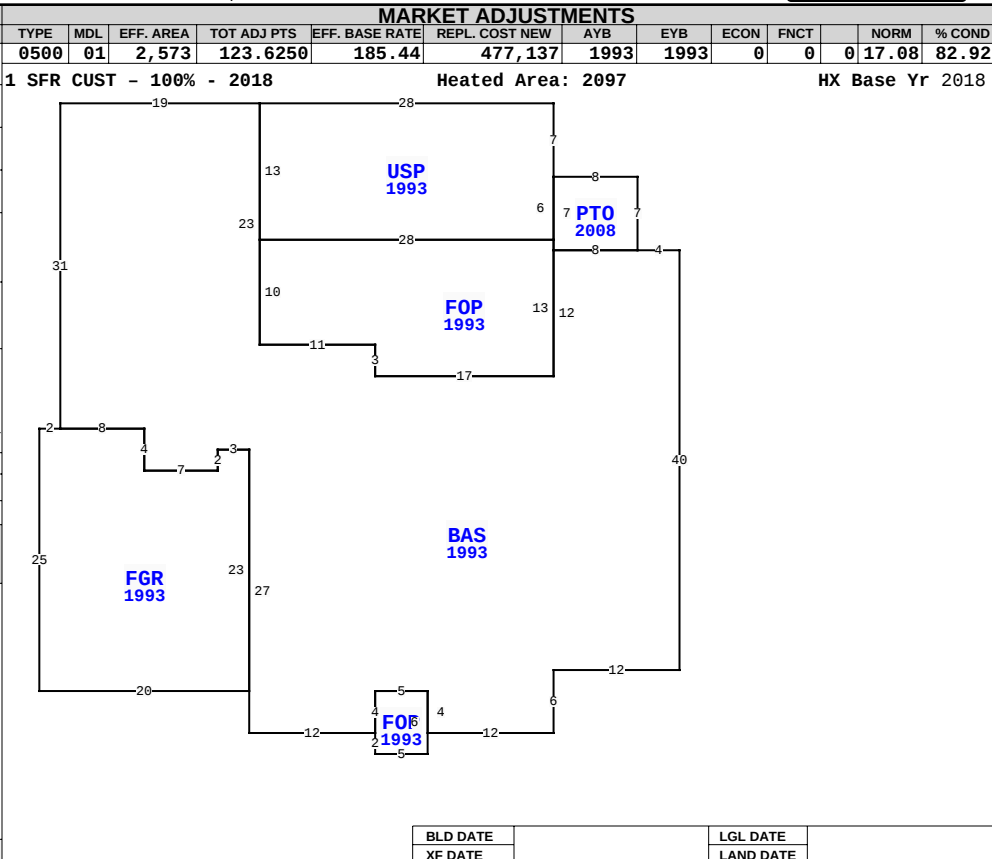
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	3036.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,097	100	2,097	322,449
FGR	466	55	256	39,365
FOP	30	30	9	1,384
FOP	331	30	99	15,223
PTO	56	5	3	461
USP	364	30	109	16,761

TOTALS	3,344		2,573	395,642
--------	-------	--	-------	---------

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	0810	CONCRETE A	0 100	41	3	123.00	SF	6.50	
3	0812	CONCRETE C	0 100	0	0	1,070.00	SF	4.00	
4	0810	CONCRETE A	0 100	0	0	30.00	SF	6.50	
5	0877	JACUZZI	0 100	0	0	1.00	UT	1,000.00	



TOTAL OB/XF									
BLD DATE		LGL DATE							
XF DATE		LAND DATE							
INC DATE		AG DATE							

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			8
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		395,642	
TOTAL MARKET OB/XF VALUE		6,272	
TOTAL LAND VALUE - MARKET		350,000	
TOTAL MARKET VALUE		751,914	
SOH/AGL Deduction		397,170	
ASSESSED VALUE		354,744	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		304,744	
TOTAL JUST VALUE		751,914	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		734,940	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
0368	XFOB	3,500	07/01/1993
0380	ADDITION	1,570	07/01/1993
8743	NEW CONSTR	74,410	03/11/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2135/1504	7/26/2017	WD	Q	I	02	377,000
GRANTOR: ROBERTSON THOMAS J &						
GRANTEE: MILLAGE STEVE A & P						
1060/0358	6/05/2002	WD	Q	I		268,000
GRANTOR: WALTERS DONALD B & EL						
GRANTEE: ROBERTSON THOMAS J						

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
BAS=[YR=1993] W4 PTO=[YR=2008] N7 W8 USP=[YR=1993] N7 W28 S13 FOP=[YR=1993] S10 E11 S3 E17 N13 W28\$ E28 N6 \$ S7 E8\$ W8 S12 W17 N3W11 N23 W19 S31 FGR=[YR=1993] W2 S25E20 N23 W3 S2 W7 N4 W8\$ E8 S4 E7 N2 E3 S27 E12 FOP=[YR=1993] S2 E5N6 W5 S4\$ N4 E5 S4 E12 N6 E12 N40\$.									

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100	0003	RSF-1	0.00	0.00	1.00