

LOT 67
IN OR 1504/756
SEASIDE PB 6/161

ERB BRIAN & HEATHER
PO BOX 490049
MOUNT BERRY, GA 30149-0049

2024

00-00-31-1679-0067-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 80
Exterior Wall	23	REINF CONC 20
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
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	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1080.00		

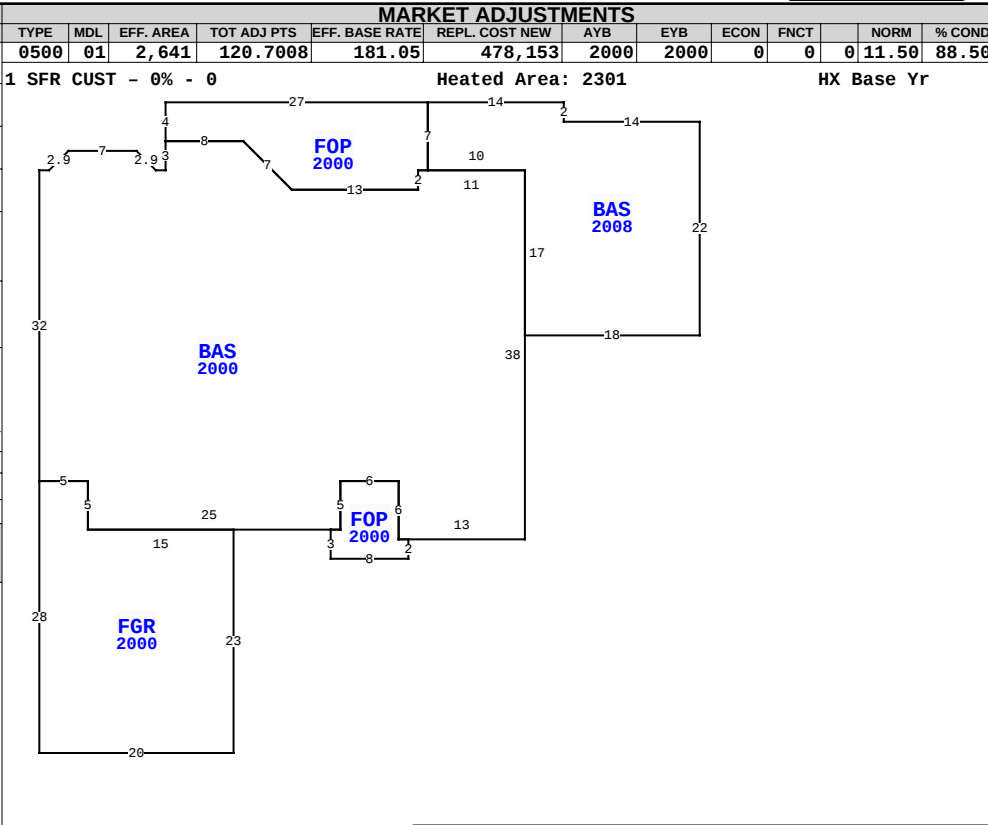
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,827	100	1,827	292,739
BAS	474	100	474	75,949
FGR	485	55	267	42,781
FOP	53	30	16	2,564
FOP	189	30	57	9,133

TOTALS	3,028		2,641	423,165
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	
2	0819	CONC 12"	0	0	5	6	30.00	SF	9.50	9.50	
3	0810	CONCRETE A	0	0	0	0	1,040.00	SF	6.50	6.50	
4	1242	WD DECK A	0	0	5	4	20.00	SF	10.00	10.00	
5	1242	WD DECK A	0	0	4	4	16.00	SF	15.00	15.00	
6	1242	WD DECK A	0	0	15	7	105.00	SF	10.00	10.00	
7	1242	WD DECK A	0	0	3	5	15.00	SF	10.00	10.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	0		R-1	0.00	0.00	1.00	LT	

REVIEW DATE 05/12/2019 BY KBA



488 STARBOARD LDG, FERNANDINA BEACH	BLD DATE	LGL DATE	08/01/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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	0	0	0	1.00	UT	3,500.00	3,500.00	100	2000	2000	3	84	2,940	
2	0819	CONC 12"	0	0	5	6	30.00	SF	9.50	9.50	100	2000	2000	3	79	225	
3	0810	CONCRETE A	0	0	0	0	1,040.00	SF	6.50	6.50	100	2000	2000	3	79	5,340	
4	1242	WD DECK A	0	0	5	4	20.00	SF	10.00	10.00	100	2000	2000	3	20	40	
5	1242	WD DECK A	0	0	4	4	16.00	SF	15.00	15.00	100	2000	2000	3	20	48	
6	1242	WD DECK A	0	0	15	7	105.00	SF	10.00	10.00	100	2006	2006	3	27	284	
7	1242	WD DECK A	0	0	3	5	15.00	SF	10.00	10.00	100	2006	2006	3	27	41	

TOTAL OB/XF													8,918		
LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	L VAL				
R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	225,000.00	225,000.00					

Total Acres: 0.00 Total Land Value: 225,000 Market: 0 Agricultural: 0 Common: 225,000

NASSAU COUNTY PROPERTY												PAGE 1 of 1		2
VALUATION SUMMARY												STANDARD		
VALUATION BY												Tax Group: 2		
Tax Dist:												Tax Dist:		
BUILDING MARKET VALUE												423,165		
TOTAL MARKET OB/XF VALUE												8,918		
TOTAL LAND VALUE - MARKET												225,000		
TOTAL MARKET VALUE												657,083		
SOH/AGL Deduction												72,150		
ASSESSED VALUE												584,933		
TOTAL EXEMPTION VALUE												0		
BASE TAXABLE VALUE												584,933		
TOTAL JUST VALUE												657,083		
NCON VALUE												0		
INCOME VALUE														
PREVIOUS YEAR MKT VALUE												638,356		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20131479	ROOF	30,000	06/26/2013
20131464	ROOF	14,460	06/25/2013
20060825	XFOB	500	04/20/2006
20060049	REMODEL	500	01/11/2006
20060028	H/AC	3,000	01/01/2006
20053150	ADDITION	60,000	12/09/2005

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BUILDING NOTES											
BAS=[YR=2008] W14 N2 W14 FOP=[YR=2000] W27 S4 BAS=[YR=2000] S3 W1 U2 L2 W7 L2 D2 W1 S32 FGR=[YR=2000] S28 E20 N23 W15 N5 W5 \$ E5 S5 E25 FOP=[YR=2000] S3 E8 N2 W1 N6 W6 S5 W1 \$ E1 N5 E6 S6 E13 N38 W11 S2 W13 L5 U5 W8\$ E8 D5 R5 E13 N2 E1N7\$ S7 E10 S17 E18 N22\$.											

BUILDING DIMENSIONS											
BAS=[YR=2008] W14 N2 W14 FOP=[YR=2000] W27 S4 BAS=[YR=2000] S3 W1 U2 L2 W7 L2 D2 W1 S32 FGR=[YR=2000] S28 E20 N23 W15 N5 W5 \$ E5 S5 E25 FOP=[YR=2000] S3 E8 N2 W1 N6 W6 S5 W1 \$ E1 N5 E6 S6 E13 N38 W11 S2 W13 L5 U5 W8\$ E8 D5 R5 E13 N2 E1N7\$ S7 E10 S17 E18 N22\$.											

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