

LOT 82
IN OR 1865/509
GOLF SIDE AT SUMMER BEACH #1

MEISTER JAMES RICHARD TRUSTEE
4658 GENOA DR
FERNANDINA BEACH, FL 32034

2024

00-SB-30-065A-0082-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 90
Roof Cover	12	MODULAR MT 10
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	03
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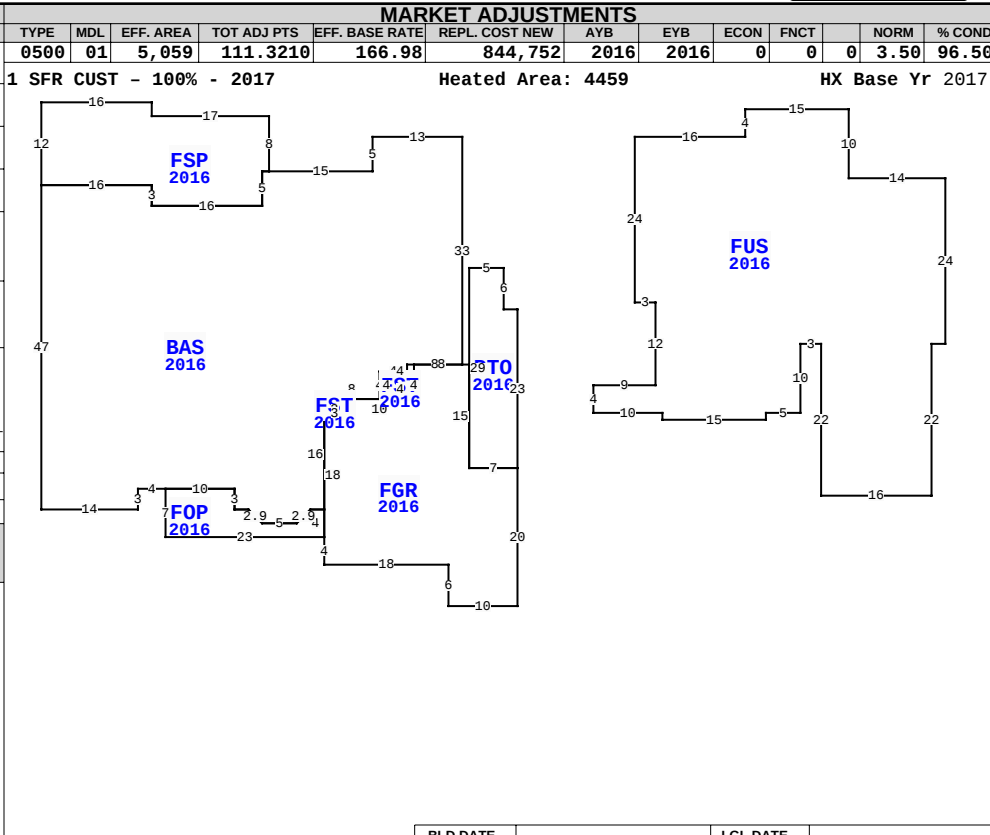
NEIGHBORHOOD/LOC	3019.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,538	100	2,538	408,962
FGR	696	55	383	61,715
FOP	108	30	32	5,156
FSP	408	40	163	26,265
FST	6	55	3	483
FST	16	55	9	1,450
FUS	1,921	100	1,921	309,542
PTO	191	5	10	1,612
TOTALS	5,884		5,059	815,186

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION

1	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2016	2016	3	97	1,940	
2	0855	CONC PAVER	0	100	0	0	987.00	SF	10.00	10.00	100	2016	2016	3	96	9,475	
3	0855	CONC PAVER	0	100	0	0	130.00	SF	10.00	10.00	100	2016	2016	3	96	1,248	
4	0855	CONC PAVER	0	100	0	0	150.00	SF	10.00	10.00	100	2016	2016	3	96	1,440	
5	1076	TRELLIS A	0	100	18	4	72.00	SF	7.50	7.50	100	2016	2016	3	81	437	
6	1076	TRELLIS A	0	100	9	3	27.00	SF	7.50	7.50	100	2016	2016	3	81	164	

LAND DESCRIPTION		
L N	USE CODE	CLS
1	000140	C



4658 GENOA DR, FERNANDINA BEACH	BLD DATE	LGL DATE	03/26/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1.00	UT	2,000.00	2,000.00	100	2016	2016	3	97	1,940	
987.00	SF	10.00	10.00	100	2016	2016	3	96	9,475	
130.00	SF	10.00	10.00	100	2016	2016	3	96	1,248	
150.00	SF	10.00	10.00	100	2016	2016	3	96	1,440	
72.00	SF	7.50	7.50	100	2016	2016	3	81	437	
27.00	SF	7.50	7.50	100	2016	2016	3	81	164	

LAND DESCRIPTION		
L N	USE CODE	CLS
1	000140	C

NASSAU COUNTY PROPERTY		
PAGE 1 of 1		
VALUATION SUMMARY		
VALUATION BY	STANDARD	
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE	815,186	
TOTAL MARKET OB/XF VALUE	14,704	
TOTAL LAND VALUE - MARKET	500,000	
TOTAL MARKET VALUE	1,329,890	
SOH/AGL Deduction	452,724	
ASSESSED VALUE	877,166	
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE	827,166	
TOTAL JUST VALUE	1,329,890	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	1,218,308	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1530808	CO ISSUED	0	07/29/2016
B1530808	NEW CONSTR	516,852	07/01/2015

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1865/0509	6/26/2013	WD Q	Q	V	02
GRANTOR: BERGMANN THOMAS C & L					
GRANTEE: MEISTER JAMES RICHARD					
0508/0333	1/14/1987	WD Q	Q	V	
GRANTOR: SUMMER BCH AMENITIES					
GRANTEE: BERGMANN THOMAS C &					

BUILDING NOTES		
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BUILDING DIMENSIONS		
BAS=[YR=2016] W13 S5 W15 FSP=[YR=2016] N8 W17 N2 W16 S12 E16 S3 E16 N5 E1\$ W1 S5 W16 N3 W16 S47 E14 N3 E4 FOP=[YR=2016] S7 E23 FGR=[YR=2016] S4 E18 S6 E10 N20 PTO=[YR=2016] N23 W2 N6 W5 S29 E7\$ W7 N15 W8 S1 FST=[YR=2016] W4 S4 E4 N4\$ S4 W10 FST=[YR=2016] W3 S2 E3 N2\$ S2 W3 S18 \$ N4 W2 D2 L2 W5 U2 L2 W2 N3 W10\$ E10 S3 E2 R2 D2 E5 U2 R2 E2 N16 E8 N4 E4 N1 E8 N33\$ PTR=E25 FUS=[YR=2016] E16 N4 E15 S10 E14 S24 W2 S22 W16 N22 W3 S10 W5 S1 W15 N1 W10 N4 E9 N12 W3 N24\$ W25\$.		