

LOT 114
GOLFSIDE @ SUMMER BEACH #1
PB 5/114-118

LAFORGE J DARYL & SUZANNE G
4721 RIGGING DRIVE
FERNANDINA BEACH, FL 32034

2024

00-SB-30-065A-0114-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
Occupancy	00	NONE 100

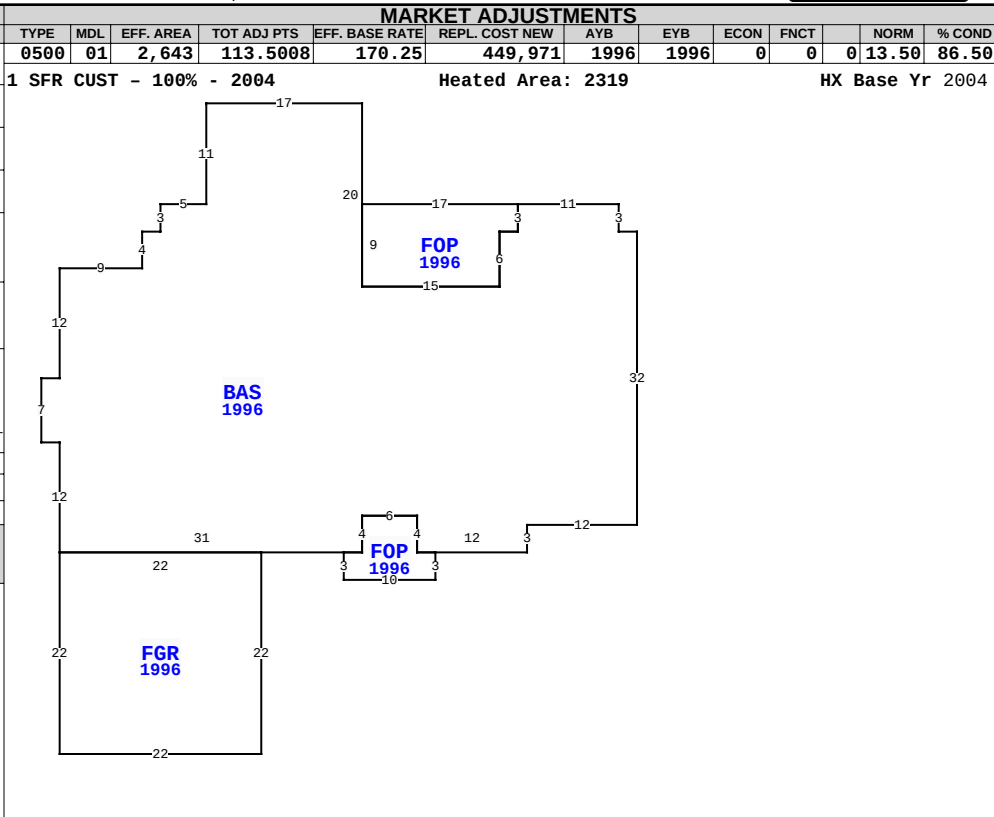
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03

NEIGHBORHOOD/LOC 3019.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,319	100	2,319	341,511
FGR	484	55	266	39,173
FOP	54	30	16	2,356
FOP	141	30	42	6,186

TOTALS	2,998		2,643	389,225
--------	-------	--	-------	---------

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1996
2	0812	CONCRETE C	0 100	0	0	1,429.00	SF	4.00	4.00	100	1996
3	0810	CONCRETE A	0 100	6	6	36.00	SF	6.50	6.50	100	1996
4	0820	WOOD WALK	0 100	0	0	108.00	SF	11.75	11.75	100	1996

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT	



4721 RIGGING DR, FERNANDINA BEACH	BLD DATE	LGL DATE
	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	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1996	1996	3	79	2,765	
2	0812	CONCRETE C	0 100	0	0	1,429.00	SF	4.00	4.00	100	1996	1996	3	72	4,116	
3	0810	CONCRETE A	0 100	6	6	36.00	SF	6.50	6.50	100	1996	1996	3	72	168	
4	0820	WOOD WALK	0 100	0	0	108.00	SF	11.75	11.75	100	1996	1996	3	40	508	

TOTAL OB/XF											
7,557											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 8
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		389,225	
TOTAL MARKET OB/XF VALUE		7,557	
TOTAL LAND VALUE - MARKET		350,000	
TOTAL MARKET VALUE		746,782	
SOH/AGL Deduction		344,418	
ASSESSED VALUE		402,364	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		352,364	
TOTAL JUST VALUE		746,782	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		729,559	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1615158	ROOF	13,000	07/01/2016
B9602607	NEW CONSTR	105,000	02/01/1996

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2704/159	3/27/2024	WD	Q	I	02
GRANTOR: HIGGINS KENNETH E & D					SALE PRICE
GRANTEE: LAFORGE J DARYL & S					
0887/0398	6/15/1999	WD	Q	I	325,000
GRANTOR: WRIGHT JEFFREY L & CA					
GRANTEE: HIGGINS KENNETH E &					

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

BUILDING DIMENSIONS											
BAS=[YR=1996] W2 N3 W11 FOP=[YR=1996] W17 S9 E15 N6 E2 N3 \$ S3 W2 S6 W15 N20 W17 S11 W5 S3 W2 S4 W9 S12 W2 S7 E2 S12 FGR=[YR=1996] S22 E22 N22 W22 \$ E31 FOP=[YR=1996] S3 E10 N3 W2 N4 W6 S4 W2 \$ E2 N4 E6 S4 E12 N3 E12 N32 \$.											