



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 70
Exterior Wall	15	CONC BLOCK 30
Roof Structur	08	IRREGULAR 100
Roof Cover	07	CONC TILE 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100

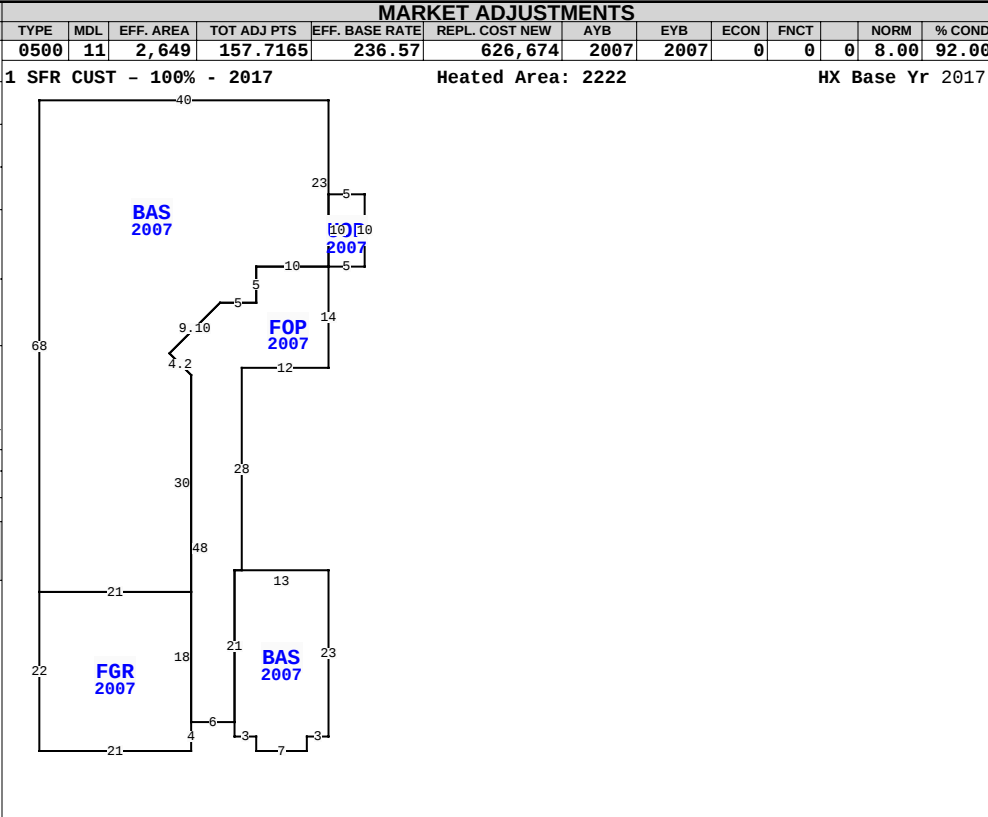
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3021.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	313	100	313	68,122
BAS	1,909	100	1,909	415,483
FGR	462	55	254	55,282
FOP	544	30	163	35,476
UOP	50	20	10	2,177

TOTALS	3,278		2,649	576,540
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0504	FP-ELECTRI	0	100	0	0		1.00	2,000.00
2	0811	CONCRETE B	0	100	0	0		606.00	SF 5.20
3	0855	CONC PAVER	0	100	0	0		47.00	SF 10.00
4	1126	CB/STC 8"	0	100	0	0		329.00	SF 8.00
5	0855	CONC PAVER	0	100	0	0		377.00	SF 10.00
6	0910	SCRN RM L	0	100	0	0		469.00	SF 15.00

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		PUD	0.00	0.00	1.00



95187 WILLET WAY, FERNANDINA BEACH

BLD DATE	10/23/2007	KK	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

TOTAL OB/XF											12,822	
LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	L VA	
PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	135,000.00	135,000.00	:	

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 8					Tax Dist:				
BUILDING MARKET VALUE					576,540				
TOTAL MARKET OB/XF VALUE					12,822				
TOTAL LAND VALUE - MARKET					135,000				
TOTAL MARKET VALUE					724,362				
SOH/AGL Deduction					301,514				
ASSESSED VALUE					422,848				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					372,848				
TOTAL JUST VALUE					724,362				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					698,933				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R0609468	REPAIR/RRF	10,000	06/01/2006
M11482	MECH OTHER	0	05/01/2006
P10705	OTHER	0	02/01/2006
E16096	ELEC OTHER	2,000	11/01/2005
C16157	CO ISSUED	0	09/01/2005
B16157	NEW CONSTR	183,317	09/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2709/886	4/30/2024	SW	U	I	11	100
GRANTOR: RILEY JOHN L						
GRANTEE: RILEY JOHN LEORY LI						
2029/0154	2/05/2016	WD	Q	I	01	442,000
GRANTOR: FINCH STEVE H & SARAH						
GRANTEE: RILEY JOHN L & SHEL						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2007] W40 S68 FGR=[YR=2007] S22 E21 N4 FOP=[YR=2007] E6 BAS=[YR=2007] S2 E3 S2 E7 N2 E3 N23 W13 S21\$ N21 E1 N28 E12 N14 W10 S5 W5 D7 L7 D3 R3 S48\$ N18 W21\$ E21 N30 U3 L3 U7 R7 E5 N5 E10 UOP=[YR=2007] E5 N10 W5 S10\$ N23 \$.									

OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
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