

LOT 76
IN OR 1626/1861
BEACHWOOD VILLAGE #1 PB 4/25

BILEK FAMILY TRUST/BILEK GUY O CO-TRUSTEE
30 LAUREL OAK RD
FERNANDINA BEACH, FL 32034

2024

01-6N-29-0201-0076-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 70
Exterior Wall	12	CEDAR 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	12	HARDWOOD 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
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	10
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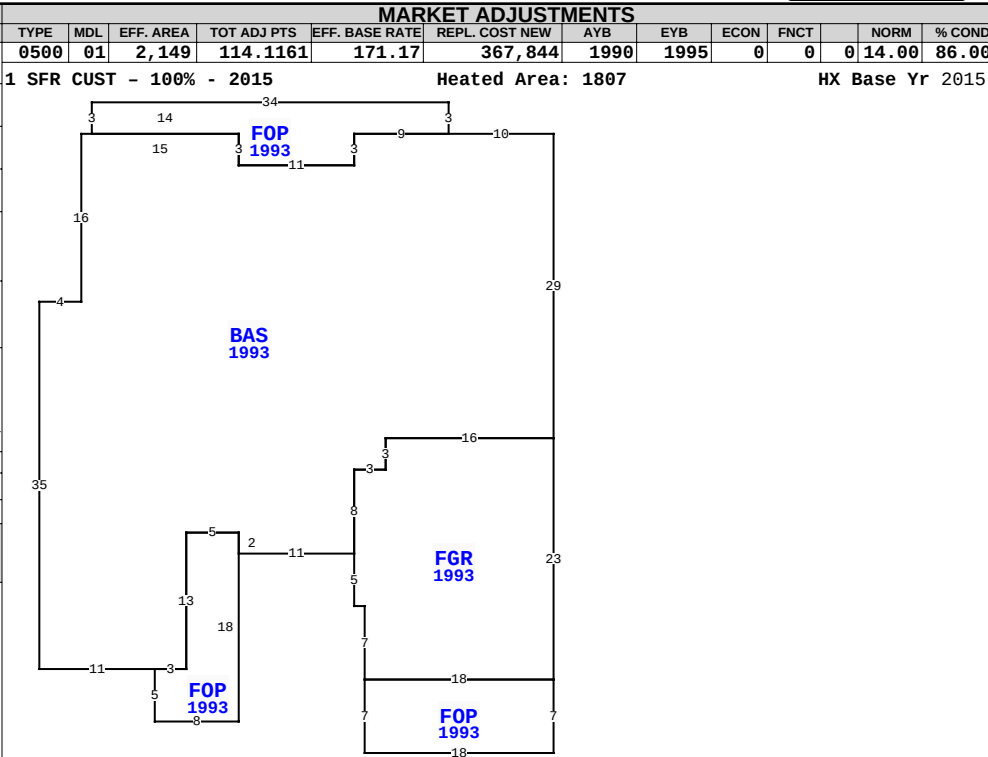
NEIGHBORHOOD/LOC	10001.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,807	100	1,807	266,001
FGR	421	55	232	34,151
FOP	105	30	32	4,710
FOP	126	30	38	5,593
FOP	135	30	40	5,888

TOTALS	2,594		2,149	316,346
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00
2	0861	POOL GUNIT	0 100	0	0	266.00	SF	85.00	85.00
3	0855	CONC PAVER	0 100	0	0	504.00	SF	10.00	10.00
4	0845	KOOL DECK	0 100	0	0	255.00	SF	7.25	7.25
5	1242	WD DECK A	0 100	0	0	209.00	SF	10.00	10.00
6	1125	CB/STC 6"	0 100	0	0	78.00	SF	7.35	7.35
7	0910	SCRN RM L	0 100	0	0	479.00	SF	15.00	15.00
8	0446	BOX FNC 6'	0 100	0	0	21.00	LF	20.00	20.00

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		RSF-1	0.00	0.00	1.00



30 LAUREL OAK, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

05/07/2024 MLU

NASSAU COUNTY PROPERTY		PAGE 1 of 1	5
VALUATION SUMMARY			
0	VALUATION BY	STANDARD	
5	Tax Group: 5	Tax Dist:	
	BUILDING MARKET VALUE		316,346
	TOTAL MARKET OB/XF VALUE		13,899
	TOTAL LAND VALUE - MARKET		450,000
	TOTAL MARKET VALUE		780,245
	SOH/AGL Deduction		405,402
	ASSESSED VALUE		374,843
	TOTAL EXEMPTION VALUE	HX HB	50,000
	BASE TAXABLE VALUE		324,843
	TOTAL JUST VALUE		780,245
	NCON VALUE		0
	INCOME VALUE		
	PREVIOUS YEAR MKT VALUE		666,341

PERMIT NUM	DESCRIPTION	AMT	ISSUED
5984	SWIM POOL	7,300	09/13/1989
5956	NEW CONSTR	130,000	08/25/1989

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1626/1861	6/26/2009	WD	Q	I	01
					SALE PRICE
					450,000
GRANTOR: PADEN MARCUS W					
GRANTEE: BILEK GUY O & ILEEN					
0559/0880	12/27/1988	WD	Q	V	
					35,000
GRANTOR: LEE WALTER B TRUSTEE					
GRANTEE: PADEN MARCUS W					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W10 FOP=[YR=1993] N3 W34 S3 E14 S3 E11 N3 E9 \$ W9 S3 W11 N3 W15 S16 W4 S35 E11 FOP=[YR=1993] S5 E8 N18 W5 S13 W3 \$ E3 N13 E5 S2 E11 FGR=[YR=1993] S5 E1 S7 FOP=[YR=1993] S7 E18 N7 W18 \$ E18 N23 W16 S3 W3 S8 \$ N8 E3 N3 E16 N29 \$.									