

LOT 36
IN OR 569/443
SEA MARSH VILLAGE #2 PBK 4/16

DOYLE GEORGIA A
121 BITTERNUT RD
FERNANDINA BEACH, FL 32034

2024

01-6N-29-0300-0036-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	19	MARBLE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 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	1,967	100	1,967	291,331
DCK	216	10	22	3,259
FEP	400	80	320	47,395
FGR	552	55	304	45,025
FOP	44	30	13	1,926
UOP	454	20	91	13,478

TOTALS	3,633		2,717	402,413
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0812	CONCRETE C	0	100	0	0	1,623.00	SF	4.00
2	0500	FP-PRE FAB	0	100	0	0	2.00	UT	3,500.00
3	0861	POOL GUNIT	0	100	28	16	448.00	SF	85.00
4	0845	KOOL DECK	0	100	0	0	658.00	SF	7.25
5	0910	SCRN RM L	0	100	0	0	799.00	SF	15.00
6	1126	CB/STC 8"	0	100	0	0	234.00	SF	8.00
7	0445	BOX FNC 5'	0	100	0	0	84.00	LF	8.10

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

REVIEW DATE	05/12/2019	BY	KBA
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MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	2,717	114.8112	172.22	467,922	1988	1995	0	0	0 14.00	86.00
1 SFR CUST - 100% - 1990											
Heated Area: 1967											
HX Base Yr 1990											

121 BITTER NUT RD, FERNANDINA BEACH

TOTAL OB/XF											
21,953											

TOTAL OB/XF											
21,953											

Total Acres:	0.00
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Total Land Value:	550,000
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Market:	0
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Agricultural:	0
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NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 5	Tax Dist:		
BUILDING MARKET VALUE	402,413		
TOTAL MARKET OB/XF VALUE	21,953		
TOTAL LAND VALUE - MARKET	550,000		
TOTAL MARKET VALUE	974,366		
SOH/AGL Deduction	609,384		
ASSESSED VALUE	364,982		
TOTAL EXEMPTION VALUE	HX HB 50,000		
BASE TAXABLE VALUE	314,982		
TOTAL JUST VALUE	974,366		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	901,938		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
4173	NEW CONSTR	3,000	01/15/1991
5743	SWIM POOL	11,700	05/19/1989
4521	NEW CONSTR	82,700	11/24/1987
4681	NEW CONSTR	0	11/24/1987

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0569/0443	5/04/1989	WD	Q	I	
GRANTOR: SATURDAY D T & S G					
GRANTEE: DOYLE GEORGIA A					
0531/0085	11/13/1987	WD	Q	V	
GRANTOR: DAVIS JAMES W					
GRANTEE: SATURDAY DANNY & S					

BUILDING NOTES					
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BUILDING DIMENSIONS					
DCK=[YR=1993] W23 S4 BAS=[YR=1993] W17 N8 W25 S69 E17					
FOP=[YR=1993] S2 E11 FGR=[YR=1993] S20 E8 S4 E6 N4 E8 N24 W8					
FEP=[YR=1993] N16 W7 UOP=[YR=1993] N28 W13 S10 W5 S18 E18\$					
W18 S16 E25\$ W14 S4\$ N4 W11 S2\$ N38 E5 N10 E13 S6 E30 N11 W8					
N4 W15 N4\$ S4 E15 S4 E8 N12\$.					

OTHER ADJUSTMENTS AND NOTES											

Common:	550,000
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