

LOT 58
MARSH CREEK VILLAGE 1 PB 4/18

SWIGART DANIEL H & BILLIE JO
1803 HAMPTON WAY
GOSHEN, KY 40026

2024

01-6N-29-1300-0058-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 50
Exterior Wall	16	WD FR STUC 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,869	100	1,869	253,924
FDG	572	60	343	46,600
FEP	165	80	132	17,934
FUS	740	100	740	100,537
PTO	140	5	7	951
UOP	388	20	78	10,597

TOTALS	3,874		3,169	430,543
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0812	CONCRETE C	0	0	0	0	1,789.00	SF	4.00	4.00	
2	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00	2,000.00	
3	0825	BRICK	0	0	0	0	485.00	SF	12.50	12.50	
4	1075	TRELLIS G	0	0	12	5	60.00	SF	35.00	35.00	
5	1126	CB/STC 8"	0	0	36	7	252.00	SF	8.00	8.00	
6	0446	BOX FNC 6'	0	0	0	0	10.00	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	UNIT TYPE	NOTES
1	000100	C	SFR	0		RSF-1	0.00	0.00	1.00	LT	

REVIEW DATE 05/12/2019 BY KBA

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	3,169	101.2000	151.80	481,054	1992	2002	0	0	10.50	89.50
1 SFR CUST - 0% - 0											
Heated Area: 2609											
HX Base Yr											

121 MARSH CREEK RD, FERNANDINA BEACH											
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE											

TOTAL OB/XF											
13,105											

Total Acres: 0.00 Total Land Value: 600,000 Market: 0 Agricultural: 0

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		430,543	
TOTAL MARKET OB/XF VALUE		13,105	
TOTAL LAND VALUE - MARKET		600,000	
TOTAL MARKET VALUE		1,043,648	
SOH/AGL Deduction		283,618	
ASSESSED VALUE		760,030	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		760,030	
TOTAL JUST VALUE		1,043,648	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,024,691	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7871	NEW CONSTR	163,216	02/27/1992

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2377/1130	3/13/2020	WD	U	I	11
GRANTOR: WIGDALE GRACE A					
GRANTEE: SWIGART DANIEL H &					
2347/1154	3/13/2020	WD	Q	I	01
GRANTOR: WIGDALE GRACE A					
GRANTEE: SWIGART DANIEL H &					

BUILDING NOTES											
BAS=[YR=1993] W15 N4 W5 PTO=[YR=1993] N10 W14 FEP=[YR=2011] N1 W15 S11 E15 N10 \$ S10 E14 \$ W29 N11 W11 S11 W1 S30 E1 UOP=[YR=1993] S9 E44 N9 W12 S1 W8 N1 W24 \$ E24 S1 E8 N1 E13 N2 E15 N24 \$ PTR= E15 FUS=[YR=1993] E7 N4 E9 N7 E11 S5 E4 S3 E6 S16 W6 S5 W6 N5 W13 S5 W6 N5 W6 N13 \$ W15 \$ PTR= W76 FDG=[YR=1993] W24 S23 E7 S2 E10 N2 E7 N23 \$ E76 \$.											

BUILDING DIMENSIONS											
BAS=[YR=1993] W15 N4 W5 PTO=[YR=1993] N10 W14 FEP=[YR=2011] N1 W15 S11 E15 N10 \$ S10 E14 \$ W29 N11 W11 S11 W1 S30 E1 UOP=[YR=1993] S9 E44 N9 W12 S1 W8 N1 W24 \$ E24 S1 E8 N1 E13 N2 E15 N24 \$ PTR= E15 FUS=[YR=1993] E7 N4 E9 N7 E11 S5 E4 S3 E6 S16 W6 S5 W6 N5 W13 S5 W6 N5 W6 N13 \$ W15 \$ PTR= W76 FDG=[YR=1993] W24 S23 E7 S2 E10 N2 E7 N23 \$ E76 \$.											

Common: 600,000 PRINTED 08/06/2024 BY SYS