

LOT 148
MARSH CREEK VILLAGE UNIT 2
PB 4/21 & 22

BARSHAY CATHERINE D
1053 SWATHMORE DR
ATLANTA, GA 30327

2024

01-6N-29-1320-0148-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	12	HARDWOOD 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		4.5 100
Frame	02	WOOD FRAME 100
Stories		2. 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
BAL	96	15	14	1,807
BAS	2,700	100	2,700	348,586
DCK	84	10	8	1,033
DCK	694	10	69	8,908
FGR	484	55	266	34,342
FOP	8	30	2	258
FOP	149	30	45	5,810
FST	304	55	167	21,561
FUS	787	100	787	101,606
STR	28	10	3	387
TOTALS	5,334		4,061	524,299

EXTRA FEATURES	
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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	0812	CONCRETE C	0	0	0	0		1,444.00	SF 4.00	100	1985	1985	3	47	2,715	
2	0504	FP-ELECTRI	0	0	0	0		1.00	UT 2,000.00	100	1985	1985	3	58	1,160	
3	0810	CONCRETE A	0	0	0	0		140.00	SF 6.50	100	1985	1985	3	47	428	

LAND DESCRIPTION			TOTAL OB/XF													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE
1	000140	C	SFR GOLF A	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	650,000.00	650,000.00

REVIEW DATE	05/12/2019	BY	KBA
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TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	4,061	106.2600	159.39	647,283	1985	1985	0	0	0 19.00	81.00
1 SFR CUST - 0% - 0											
Heated Area: 3487											
HX Base Yr											

93 OYSTER CATCHER CT, FERNANDINA BEACH	
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BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2024
INC DATE		AG DATE	MLU

TOTAL OB/XF																
4,303																

Total Acres: 0.00	Total Land Value: 650,000	Market: 0	Agricultural: 0
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NASSAU COUNTY PROPERTY									
PAGE 1 of 1									

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		524,299
TOTAL MARKET OB/XF VALUE		4,303
TOTAL LAND VALUE - MARKET		650,000
TOTAL MARKET VALUE		1,178,602
SOH/AGL Deduction		240,811
ASSESSED VALUE		937,791
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		937,791
TOTAL JUST VALUE		1,178,602
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,105,666

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R002426	REPAIR/RRF	0	04/01/2000
6739	ADDITION	2,700	09/17/1990

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R002426	REPAIR/RRF	0	04/01/2000
6739	ADDITION	2,700	09/17/1990

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2428/1206	1/25/2021	WD	Q	I	01	835,000
GRANTOR: ENSLEY W BENNY						
GRANTEE: BARSHAY CATHERINE D						
1942/0091	10/09/2014	PR	U	I	19	100
GRANTOR: MCCALL JOHN MARABLE P						
GRANTEE: ENSLEY W BENNY						

BUILDING NOTES						
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BUILDING DIMENSIONS																
BAS=[YR=1993] W2 N4 U2 L3 W5 N4 W21 S3 DCK=[YR=1994] W26 S5 W11 S17 E14 N5 E13 D5 R5 U11 R10 U5 L5 N6 \$ S6 R5 D5 D11 L10 U5 L5 W13 S5 W21 S3 W5 S14 E5 S7 E7 S8 E4 DCK=[YR=1994] S4 E3 S8 E6 N12 W9\$ E9 S12E17 N15 U2 L2 FOP=[YR=1993] E18 S5 FGR=[YR=1993] S22 E22 N22 FST=[YR=1993] N19 W3 STR=[YR=1993] N4 W7 FOP=[YR=1993] W2 S4 E2 N4\$ S4 E7\$ W13 S19 E16\$ W22\$E6 N11 W7 S1 W8 U2 L2 D7 L7 \$ U7 R7 D2 R2 E8 N1 E7 N8 E4 N4 E1 N11 E11 N13\$ PTR= E15 FUS=[YR=1993] E18 BAL=[YR=1994] N7E3N3E9S3E3S3W9S4W6\$ E1S3E3S3 E4S6E7S14E10S5W5S5W18 N16W7N3 W13N17 \$ W15 \$.																