

LOT 1
IN OR 1130/1593
SEA MARSH VILLAGE #1 PBK 4/11

MONTGOMERY KENNETH H & KATHY H
163 SEA MARSH ROAD
FERNANDINA BEACH, FL 32034

2024

01-6N-29-1900-0001-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	4	100
Frame	02	WOOD FRAME 100
Stories	2.	100
Units	0	100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10001.00	

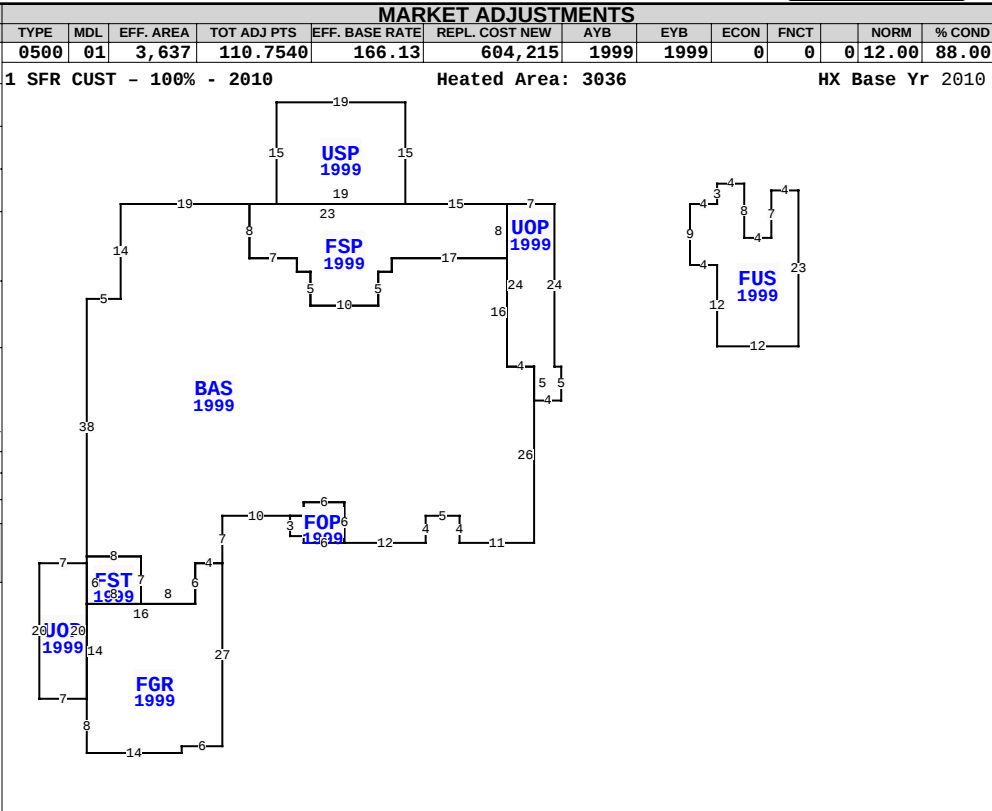
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,748	100	2,748	401,742
FGR	458	55	252	36,841
FOP	42	30	13	1,901
FSP	382	40	153	22,368
FST	56	55	31	4,532
FUS	288	100	288	42,104
UOP	140	20	28	4,094
UOP	188	20	38	5,555
USP	285	30	86	12,573

TOTALS	4,587		3,637	531,709
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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	0810	CONCRETE A	0	100	0	0	1,789.00	SF	6.50
3	0825	BRICK	0	100	0	0	370.00	SF	12.50
4	0810	CONCRETE A	0	100	0	0	56.00	SF	6.50
5	0877	JACUZZI	0	100	0	0	1.00	UT	1,000.00
6	1075	TRELLIS G	0	100	14	5	70.00	SF	35.00

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

REVIEW DATE 05/12/2019 BY KBA



BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/14/2024
INC DATE		AG DATE	MLU

TOTAL OB/XF									
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1	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00
2	0810	CONCRETE A	0	100	0	0	1,789.00	SF	6.50
3	0825	BRICK	0	100	0	0	370.00	SF	12.50
4	0810	CONCRETE A	0	100	0	0	56.00	SF	6.50
5	0877	JACUZZI	0	100	0	0	1.00	UT	1,000.00
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6	1075	TRELLIS G	0	100	14	5	70.00	SF	35.00

Market: 0 Agricultural: 0 Common: 550,000

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		531,709	
TOTAL MARKET OB/XF VALUE		16,057	
TOTAL LAND VALUE - MARKET		550,000	
TOTAL MARKET VALUE		1,097,766	
SOH/AGL Deduction		525,695	
ASSESSED VALUE		572,071	
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE		522,071	
TOTAL JUST VALUE		1,097,766	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,019,371	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9906100	XFOB	2,708	05/01/1999
B9805584	XFOB	12,295	11/01/1998
B9805328	NEW CONSTR	139,480	08/01/1998

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1130/1593	4/21/2003	WD Q	I		
GRANTOR: VOLLMER RICHARD & BAR					SALE PRICE
GRANTEE: MONTGOMERY KENNETH					710,000
0904/1082	10/21/1999	WD U	V	01	100
GRANTOR: VOLLMER RICHARD T & B					
GRANTEE: VOLLMER RICHARD T &					

BUILDING NOTES					
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BUILDING DIMENSIONS					
UOP=[YR=1999] W7 FSP=[YR=1999] W15 USP=[YR=1999] N15 W19 S15 E19\$ W23 BAS=[YR=1999] W19 S14 W5 S38 FST=[YR=1999] S1					
UOP=[YR=1999] W7 S20 E7 FGR=[YR=1999] S8 E14 N1 E6 N27 W4 S6					
W16 S14\$ N20\$ S6 E8 N7 W8\$ E8 S7 E8 N6 E4 N7 E10					
FOP=[YR=1999] S3 E2 S1 E6 N6 W6 S2 W2\$ E2 N2 E6 S6 E12 N4 E5					
S4 E11 N26 W4 N16 W17 S2 W2 S5 W10 N5 W2 N2 W7 N8\$ S8 E7 S2					
E2 S5 E10 N5 E2 N2 E17 N8\$ S24 E4 S5 E4 N5 W1 N24\$ PTR=E20					
FUS=[YR=1999] E4 N3 E4 S8 E4 N7 E4 S23 W12 N12 W4 N9\$ W20\$.					

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