

LOT 47
IN OR 2009/199
SEA MARSH VILLAGE 1 PB 4/11

MCCULLY MARION R LVG TRUST/MCCULLY MARION R TRUSTE
40 SEA MARSH RD
FERNANDINA BEACH, FL 32034

2024

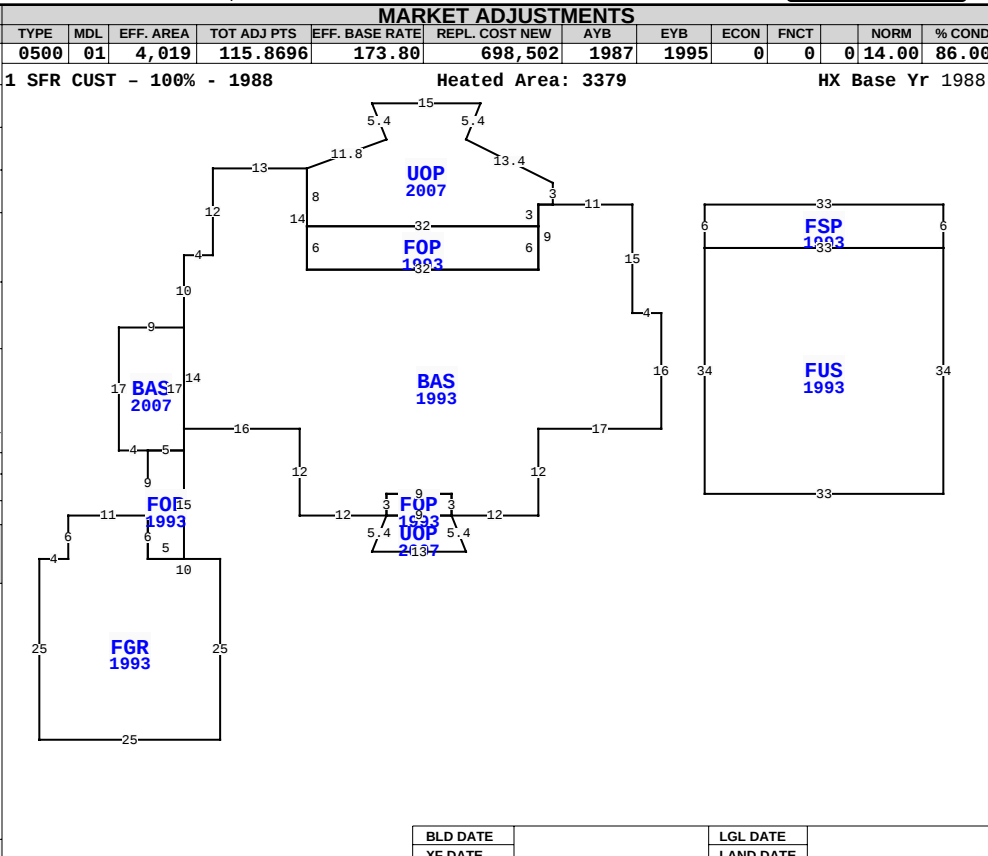
01-6N-29-1900-0047-0000



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 70
Interior Wall	06	CUST PANEL 30
Interior Floo	12	HARDWOOD 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05
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	2,104	100	2,104	314,481
BAS	153	100	153	22,868
FGR	691	55	380	56,798
FOP	27	30	8	1,195
FOP	75	30	22	3,289
FOP	192	30	58	8,669
FSP	198	40	79	11,808
FUS	1,122	100	1,122	167,703
UOP	55	20	11	1,644
UOP	409	20	82	12,257
TOTALS	5,026		4,019	600,712

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0504	FP-ELECTRI	0	100	0	0		1.00	UT 2,000.00
2	0812	CONCRETE C	0	100	0	0		2,356.00	SF 4.00
3	1126	CB/STC 8"	0	100	0	0		308.00	SF 8.00
4	0855	CONC PAVER	0	100	0	0		856.00	SF 10.00
5	0300	BOAT DCK W	0	100	0	0		980.00	SF 40.00



TOTAL OB/XF									
20,888									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000130	C	SFR WATER	100		RSF-1	0.00	0.00	1.00

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			5
VALUATION SUMMARY		STANDARD	
VALUATION BY		Tax Group: 5	
BUILDING MARKET VALUE		Tax Dist:	
TOTAL MARKET OB/XF VALUE		600,712	
TOTAL LAND VALUE - MARKET		20,888	
TOTAL MARKET VALUE		750,000	
SOH/AGL Deduction		524,746	
ASSESSED VALUE		846,854	
TOTAL EXEMPTION VALUE		HX HB WX	
BASE TAXABLE VALUE		55,000	
TOTAL JUST VALUE		791,854	
NCON VALUE		1,371,600	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		1,345,826	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B17391	REMODEL	60,000	03/01/2006
R09060	REPAIR/RRF	1,500	03/01/2006
4656	NEW CONSTR	4,000	03/10/1992
7703	REPAIR/RRF	10,250	12/02/1991
2548	N/A	325,680	08/07/1986

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2009/0199	9/25/2015	SW	U	I	11
GRANTOR: MCCULLY MARION R					
GRANTEE: MARION R MCCULLY LI					
0693/0357	12/01/1993	QC	U	I	07
GRANTOR: MCCULLY JAMES C & MAR					
GRANTEE: MCCULLY JAMES G & M					

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=1993] W11 UOP=[YR=2007] N3 U6 L12 U5 R2 W15 D5 R2 D4 L11 S8 FOP=[YR=1993] E32 S6 W32 N6 \$ E32N3 E2 \$ W2 S9 W32 N14 W13 S12 W4 S10 BAS=[YR=2007] W9 S17 E4 FOP=[YR=1993] S9 FGR=[YR=1993] W11 S6 W4 S25 E25 N25 W10 N6 \$S6 E5 N15 W5 \$ E5 N17 \$ S14 E16 S12 E12 UOP=[YR=2007] D5 L2 E13 U5 L2 FOP=[YR=1993] W9N3 E9 S3 \$ W9\$ N3 E9 S3 E12 N12 E17N16 W4 N15 \$ PTR= E10 FSP=[YR=1993] E33 S6 FUS=[YR=1993] S34W33 N34 E33 \$ W33 N6 \$ W10\$.									

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000130	C	SFR WATER	100		RSF-1	0.00	0.00	1.00