LOT 51
IN OR 764 PG 620
SEA MARSH VILLAGE 1 PB 4/11

OSBON MARILYN
32 SEA MARSH RD
FERNANDINA BEACH, FL 32034

2024

01-6N-29-1900-0051-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

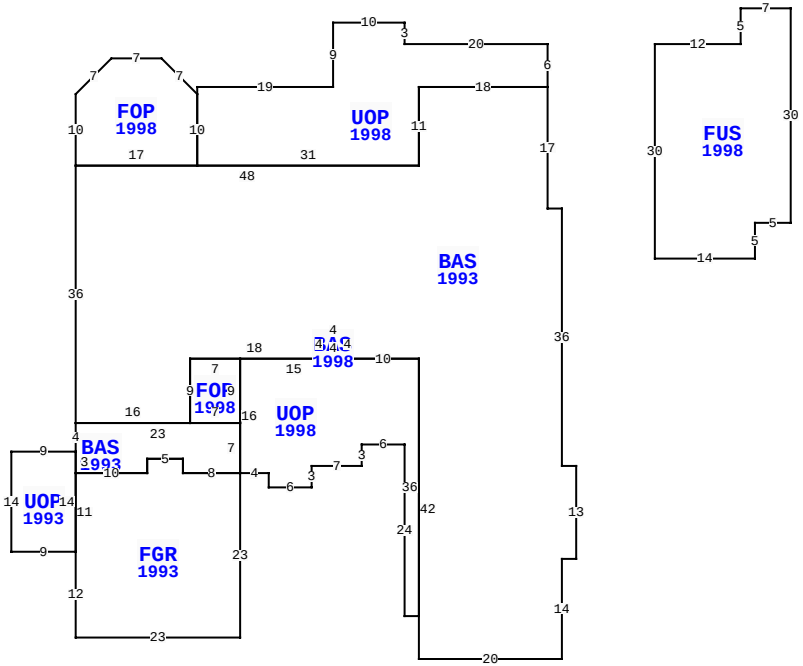
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 90
Exterior Wall	17	CB STUCCO 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		4.5 100
Frame	02	WOOD FRAME 100
Stories	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
NEIGHBORHOOD/LOC	10001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	151	100	151	19,817
BAS	3,016	100	3,016	395,828
BAS	16	100	16	2,100
FGR	539	55	296	38,848
FOP	63	30	19	2,494
FOP	230	30	69	9,056
FUS	580	100	580	76,121
UOP	126	20	25	3,281
UOP	421	20	84	11,025
UOP	551	20	110	14,437
TOTALS	5,693		4,366	573,006

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	4,366	112.1736	168.26	734,623	1979	1979	0	0	0	22.00	78.00

1 SFR CUST - 100% - 2001 Heated Area: 3763 HX Base Yr 2001



32 SEA MARSH RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		573,006
TOTAL MARKET OB/XF VALUE		42,530
TOTAL LAND VALUE - MARKET		750,000
TOTAL MARKET VALUE		1,365,536
SOH/AGL Deduction		287,739
ASSESSED VALUE		1,077,797
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		1,027,797
TOTAL JUST VALUE		1,365,536
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,341,061

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M982903	H/AC	4,000	03/01/1998
B9704382	SWIM POOL	17,000	10/01/1997
B9704061	ADDITION	400,000	06/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0764/0620	7/02/1996	WD	Q	I		350,000
GRANTOR: MARTENS MARY L TRUSTE						
GRANTEE: OSBON MARILYN						
0534/0542	1/05/1988	WD	U	I	01	100
GRANTOR: MARTEN ROBERT W						
GRANTEE: MARTENS MARY L TR						

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=1998] W20 N3 W10 S9 W19 S1 FOP=[YR=1998] U5 L5 W7 D5 L5 S10 BAS=[YR=1993] S36 BAS=[YR=1993] S4 UOP=[YR=1993] W9 S14 E9 FGR=[YR=1993] S12 E23 N23 UOP=[YR=1998] E4 S2 E6 N3 E7 N3 E6 S24 E2 N36 W10 BAS=[YR=1998] N4 W4 S4 E4 $ W15 FOP=[YR=1998] W7 S9 E7 N9 $ S16 $ W8 N2 W5 S2 W10 S11 $ N14 $ S3 E10 N2 E5 S2 E8 N7 W23 $ E16 N9 E18 N4 E4 S4 E10 S42 E20 N14 E2 N13 W2 N36 W2 N17 W18 S11 W48 $ E17 N10 $ S10 E31 N11 E18 N6 $ PTR= E15 FUS=[YR=1998] E12 N5 E7 S30 W5 S5 W14 N30 $ W15 $.

EXTRA FEATURES

LN	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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1998	1998	3	81	1,620	
2	0858	SCULP CONC	0	100	0	0	1,617.00	SF	13.00	13.00	100	1998	1998	3	93	19,550	
3	1242	WD DECK A	0	100	0	0	796.00	SF	10.00	10.00	100	1998	1998	3	20	1,592	
4	0300	BOAT DCK W	0	100	0	0	414.00	SF	40.00	40.00	100	1998	1998	3	26	4,306	
5	0861	POOL GUNIT	0	100	0	0	182.00	SF	85.00	85.00	100	1998	1998	3	21	3,249	
6	0446	BOX FNC 6'	0	100	0	0	64.00	LF	20.00	20.00	100	1998	1998	3	20	256	
7	1126	CB/STC 8"	0	100	0	0	357.00	SF	8.00	8.00	100	1998	1998	3	75	2,142	
8	0462	ST/AL FNC	0	100	0	0	1,045.00	SF	10.00	10.00	100	1998	1998	3	26	2,717	
9	0857	SANDSTONE/	0	100	0	0	477.00	SF	16.00	16.00	100	1998	1998	3	93	7,098	

LAND DESCRIPTION

TOTAL OB/XF 42,530

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000130	C	SFR WATER	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	750,000.00	750,000.00	750,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 750,000 Market: 0 Agricultural: 0 Common: 750,000 PRINTED 08/06/2024 BY SYS