

LOT 52  
IN OR 2008/1992  
SEA MARSH VILLAGE #1 PB 4/11

EUSTACE ROYSTON KEITH & HELEN COOK  
30 SEA MARSH RD  
FERNANDINA BEACH, FL 32034

2024

01-6N-29-1900-0052-0000



| BUILDING CHARACTERISTICS |                   |
|--------------------------|-------------------|
| ELEMENT                  | CD                |
| Exterior Wall            | 16 WD FR STUC 100 |
| Roof Structur            | 03 GABLE/HIP 100  |
| Roof Cover               | 03 COMP SHNGL 100 |
| Interior Wall            | 05 DRYWALL 100    |
| Interior Floo            | 12 HARDWOOD 60    |
| Interior Floo            | 14 CARPET 40      |
| Air Condition            | 03 CENTRAL 100    |
| Heating Type             | 04 AIR DUCTED 100 |
| Bedrooms                 | 3 100             |
| Bathrooms                | 3.5 100           |
| Frame                    | 02 WOOD FRAME 100 |
| Stories                  | 1. 1. 100         |
| Units                    | 0 100             |
| BUD8 Adjustme            | 05 DIST 1A 100    |
| Occupancy                | 00 NONE 100       |

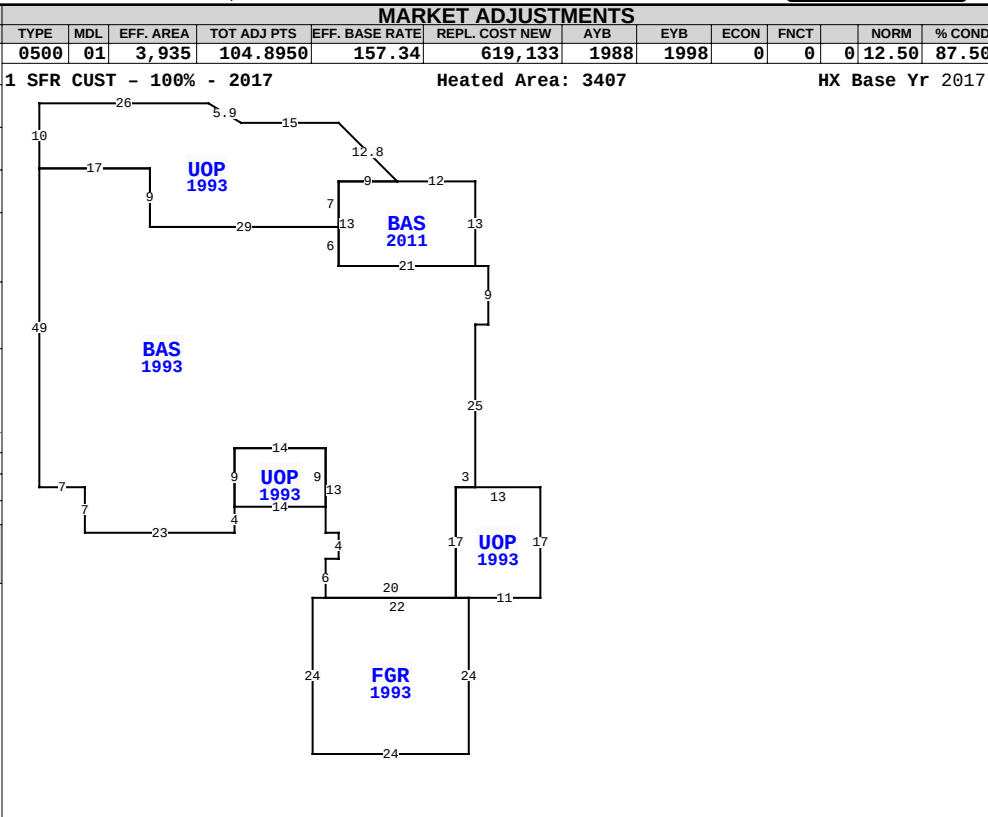
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|------------------|----------|------------------|--|----|
| Quality          | 04       | Quality Level 04 |  |    |
| DOR CODE         | 0100     | SINGLE FAMILY    |  |    |
| MAP NUM          |          | MKT AREA         |  | 10 |
| NEIGHBORHOOD/LOC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

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 3,134            | 100         | 3,134        | 431,466              |
| BAS       | 273              | 100         | 273          | 37,585               |
| FGR       | 576              | 55          | 317          | 43,642               |
| UOP       | 126              | 20          | 25           | 3,442                |
| UOP       | 221              | 20          | 44           | 6,058                |
| UOP       | 709              | 20          | 142          | 19,549               |

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|        |       |  |       |         |
| TOTALS | 5,039 |  | 3,935 | 541,741 |

| EXTRA FEATURES |            |             |     |     |    |    |  |
|----------------|------------|-------------|-----|-----|----|----|--|
| L N            | OB/XF CODE | DESCRIPTION | BLD | CAP | L  | W  |  |
| 1              | 0855       | CONC PAVER  | 0   | 100 | 0  | 0  |  |
| 2              | 0812       | CONCRETE C  | 0   | 100 | 0  | 0  |  |
| 3              | 0504       | FP-ELECTRI  | 0   | 100 | 0  | 0  |  |
| 4              | 0861       | POOL GUNIT  | 0   | 100 | 35 | 14 |  |
| 5              | 1124       | CB/STC 4"   | 0   | 100 | 0  | 0  |  |
| 6              | 0825       | BRICK       | 0   | 100 | 0  | 0  |  |
| 7              | 0855       | CONC PAVER  | 0   | 100 | 0  | 0  |  |
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| LAND DESCRIPTION |          |     |                      |     |     |
|------------------|----------|-----|----------------------|-----|-----|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D |
| 1                | 000130   | C   | SFR WATER            | 100 |     |
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|-----------------------------------|--|-----------|--|
| BLD DATE                          |  | LGL DATE  |  |
| XF DATE                           |  | LAND DATE |  |
| INC DATE                          |  | AG DATE   |  |
| 30 SEA MARSH RD, FERNANDINA BEACH |  |           |  |

| NASSAU COUNTY PROPERTY    |  | PAGE 1 of 1 | 5      |
|---------------------------|--|-------------|--------|
| VALUATION SUMMARY         |  |             |        |
| VALUATION BY              |  | STANDARD    |        |
| Tax Group: 5              |  | Tax Dist:   |        |
| BUILDING MARKET VALUE     |  | 541,741     |        |
| TOTAL MARKET OB/XF VALUE  |  | 24,489      |        |
| TOTAL LAND VALUE - MARKET |  | 750,000     |        |
| TOTAL MARKET VALUE        |  | 1,316,230   |        |
| SOH/AGL Deduction         |  | 270,491     |        |
| ASSESSED VALUE            |  | 1,045,739   |        |
| TOTAL EXEMPTION VALUE     |  | HX HB       | 50,000 |
| BASE TAXABLE VALUE        |  | 995,739     |        |
| TOTAL JUST VALUE          |  | 1,316,230   |        |
| NCON VALUE                |  | 0           |        |
| INCOME VALUE              |  |             |        |
| PREVIOUS YEAR MKT VALUE   |  | 1,292,452   |        |

| PERMIT NUM | DESCRIPTION | AMT     | ISSUED     |
|------------|-------------|---------|------------|
| B1531520   | REMODEL     | 150,000 | 12/01/2015 |
| 4656       | NEW CONSTR  | 164,680 | 02/11/1988 |

| SALES DATA                     |            |           |     |     |        |
|--------------------------------|------------|-----------|-----|-----|--------|
| OFF RECORD Number              | DATE       | TYPE INST | Q U | V I | RSN CD |
| 2008/1992                      | 10/07/2015 | TD        | Q   | I   | 02     |
| GRANTOR: HARMAN LOIS ANN LIVIN |            |           |     |     |        |
| GRANTEE: EUSTACE ROYSTON KEI   |            |           |     |     |        |
| 0716/0369                      | 10/17/1994 | WD        | U   | I   | 01     |
| GRANTOR: HARMAN LOIS ANN       |            |           |     |     |        |
| GRANTEE: HARMAN LOIS & JOHN    |            |           |     |     |        |

| BUILDING NOTES |  |  |  |
|----------------|--|--|--|
|                |  |  |  |

| BUILDING DIMENSIONS                                                                                                                                                                                                                                                                              |  |  |  |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|
| BAS=[YR=1993] W2 BAS=[YR=2011] N13 W12 UOP=[YR=1993] U9 L9 W15 U3 L5 W26 S10 E17 S9E29 N7 E9\$ W9 S13 E21\$ W21 N6 W29 N9W17 S49 E7 S7 E23 N4 UOP=[YR=1993] E14 N9 W14 S9\$ N9 E14 S13 E2 S4 W2 S6 FGR=[YR=1993] W2 S24 E24 N24 UOP=[YR=1993] E11 N17 W13 S17 E2\$ W22\$ E20 N17 E3 N25 E2 N9\$. |  |  |  |