LOT 72
SEA MARSH VILLAGE UNIT 1A
PB 4/38

VILLA MARC R & MARGARET W
59 SEA MARSH ROAD
FERNANDINA BEACH, FL 32034

2024

01-6N-29-191A-0072-0000

BUILDING CHARACTERISTICS

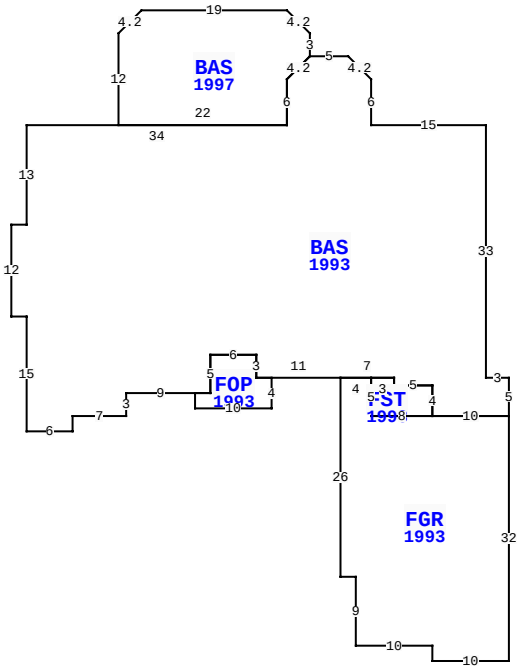
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
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	2,230	100	2,230	300,574
BAS	344	100	344	46,366
FGR	682	55	375	50,545
FOP	54	30	16	2,156
FST	35	55	19	2,561
TOTALS	3,345		2,984	402,203

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	2,984	106.9720	160.46	478,813	1991	1991	0	0	0	16.00	84.00

1 SFR CUST – 100% - 2021 Heated Area: 2574 HX Base Yr 2021



59 SEA MARSH RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2024 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		402,203
TOTAL MARKET OB/XF VALUE		28,963
TOTAL LAND VALUE - MARKET		650,000
TOTAL MARKET VALUE		1,081,166
SOH/AGL Deduction		407,813
ASSESSED VALUE		673,353
TOTAL EXEMPTION VALUE	HX HB VX	55,000
BASE TAXABLE VALUE		618,353
TOTAL JUST VALUE		1,081,166
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,013,910

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9704289	ADDITION	10,000	09/01/1997
6661	NEW CONSTR	75,561	08/10/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2393/0272	9/15/2020	WD	Q	I	02	753,000
GRANTOR: THOMPSON DAVISON W &						
GRANTEE: VILLA MARC R & MARG						
1826/0166	11/20/2012	WD	Q	I	02	712,500
GRANTOR: HOCKER JAMES R & SUZA						
GRANTEE: THOMPSON DAVISON W						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W15 N6 L3 U3 W5 BAS=[YR=1997] N3 L3 U3 W19 L3 D3 S12 E22 N6 U3 R3 $ D3 L3 S6 W34 S13 W2 S12 E2 S15 E6 N2 E7 N3 E9 FOP=[YR=1993] S2 E10 N4 W2 N3 W6 S5 W2$ E2 N5 E6 S3 E11 FGR=[YR=1993] S26 E2 S9 E10 S2 E10 N32W10 FST=[YR=1993] N4 W5 N1W3 S5 E8 $ W8 N5 W4 $ E7 S1 E5S4 E10 N5 W3 N33 $.

EXTRA FEATURES

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	0504	FP-ELECTRI	0	100	0	0	2.00	UT	2,000.00	2,000.00	100	1991	1991	3	70	2,800	
2	0825	BRICK	0	100	0	0	2,126.00	SF	12.50	12.50	100	1991	1991	3	87	23,120	
3	0810	CONCRETE A	0	100	0	0	36.00	SF	6.50	6.50	100	1991	1991	3	62	145	
4	1124	CB/STC 4"	0	100	19	5	95.00	SF	6.50	6.50	100	1991	1991	3	62	383	
5	1243	WD DECK F	0	100	0	0	524.00	SF	8.00	8.00	100	2013	2013	3	60	2,515	

LAND DESCRIPTION

TOTAL OB/XF 28,963

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000140	C	SFR GOLF A	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	650,000.00	650,000.00	650,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 650,000 Market: 0 Agricultural: 0 Common: 650,000 PRINTED 08/06/2024 BY SYS