

LOT 4
IN OR 2184/401
SWEETWATER OAKS PB 5/75 & 76

ROSIEJKA DANIEL & SANDRA J
17 HARRISON CREEK ROAD
FERNANDINA BEACH, FL 32034

2024

01-6N-29-2000-0004-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	12	HARDWOOD 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	10
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NEIGHBORHOOD/LOC	10001.00
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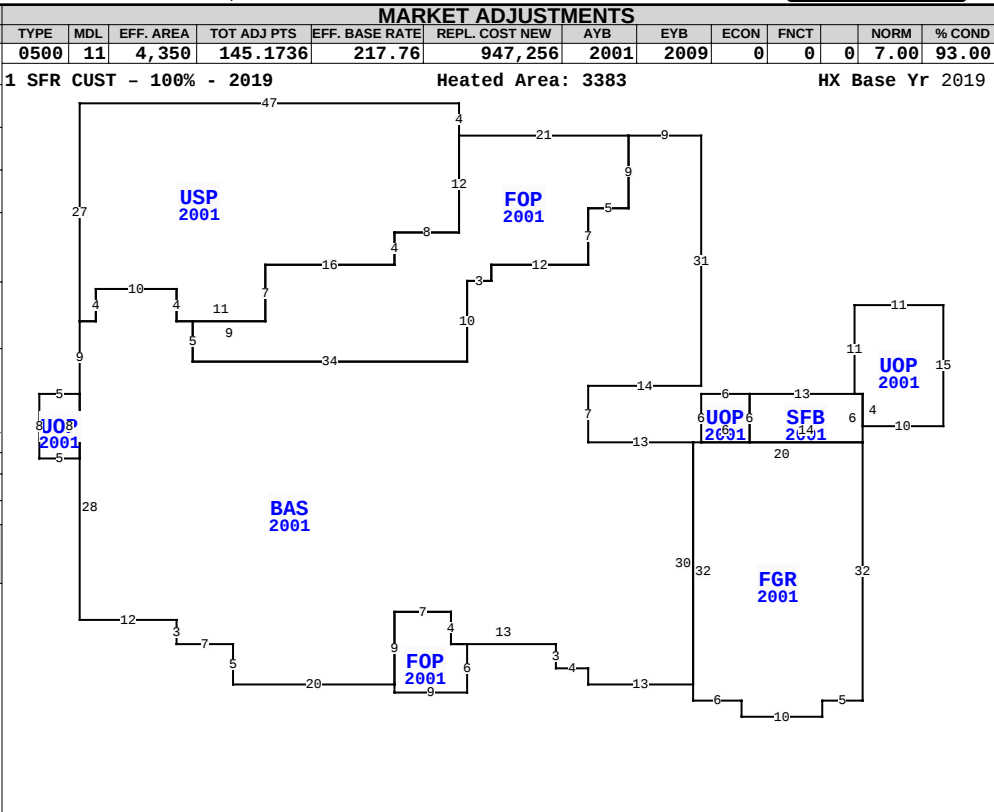
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,316	100	3,316	671,546
FGR	692	55	381	77,159
FOP	82	30	25	5,063
FOP	684	30	205	41,516
SFB	84	80	67	13,569
UOP	36	20	7	1,417
UOP	40	20	8	1,620
UOP	161	20	32	6,480
USP	1,029	30	309	62,578
TOTALS	6,124		4,350	880,948

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION

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	1.00	UT	2,000.00	2,000.00	100	2001	2001	3	85	1,700	
2	0855	CONC PAVER	0 100	0	0	1,838.00	SF	10.00	10.00	100	2001	2001	3	80	14,704	
3	0855	CONC PAVER	0 100	0	0	415.00	SF	10.00	10.00	100	2001	2001	3	80	3,320	
4	1126	CB/STC 8"	0 100	0	0	340.00	SF	8.00	8.00	100	2001	2001	3	80	2,176	
5	0462	ST/AL FNC	0 100	0	0	202.00	SF	10.00	10.00	100	2001	2001	3	29	586	
6	0861	POOL GUNIT	0 100	0	0	330.00	SF	85.00	85.00	100	2001	2001	3	27	7,574	
7	0877	JACUZZI	0 100	0	0	1.00	UT	1,000.00	1,000.00	100	2001	2001	3	20	200	

LAND DESCRIPTION		
L N	USE CODE	CLS
1	000100	C

REVIEW DATE	05/12/2019	BY	KBA
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BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

TOTAL OB/XF		
L N	USE CODE	CLS
1	000100	C

TOTAL OB/XF		
L N	USE CODE	CLS
1	000100	C

REVIEW DATE	05/12/2019	BY	KBA
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NASSAU COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 5		Tax Dist:
BUILDING MARKET VALUE		880,948
TOTAL MARKET OB/XF VALUE		30,260
TOTAL LAND VALUE - MARKET		495,000
TOTAL MARKET VALUE		1,406,208
SOH/AGL Deduction		525,748
ASSESSED VALUE		880,460
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		830,460
TOTAL JUST VALUE		1,406,208
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,367,758

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E017924	NEW CONSTR	500	04/01/2001
B0108011	SWIM POOL	20,000	02/01/2001
B0007470	NEW CONSTR	175,000	08/01/2000

SALES DATA		
OFF RECORD Number	DATE	TYPE INST
2184/0401	3/07/2018	WD Q
GRANTOR: HAMRICK JOHN D & DIAN		
GRANTEE: ROSIEJKA DANIEL & S		
1206/0655	2/05/2004	QC Q
GRANTOR: NSHE BLUE HILL LLC		
GRANTEE: HAMRICK JOHN D & DI		

BUILDING NOTES		

BUILDING DIMENSIONS		
UOP=[YR=2001]	W11 S11 SFB=[YR=2001]	W13 UOP=[YR=2001]
S6 FGR=[YR=2001]	W1 BAS=[YR=2001]	W13 N7 E14 N31 W9
FOP=[YR=2001]	W21 USP=[YR=2001]	N4 W47 S27 E2 N4 E10 S4 E11
N7 E16 N4 E8 N12	S12 W8 S4 W16 S7 W9 S5 E34 N10 E3 N2 E12	N7 E5 N9 S9 W5 S7 W12 S2 W3 S10 W34 N5 W2 N4 W10 S4 W2 S9
UOP=[YR=2001]	W5 S8 E5 N8 S28 E12 S3 E7 S5 E20	FOP=[YR=2001]
S1 E9 N6 W2 N4 W7 S9 S9 N9 E7 S4 E13 S3 E4 S2	E13 N30 S32 E6 S2 E10 N2 E5 N32 W20 S6 E6 N6 S6 E14 N6 W1	S E14 S4 E10 N15 S