

LOT 18
IN OR 1508/594
NORTH HAMPTON PHASE 1 PB 6/215

DICE ROBERT G & PATRICIA A
86090 REMSENBURG DRIVE
FERNANDINA BEACH, FL 32034

2024

12-2N-27-1460-0018-0000



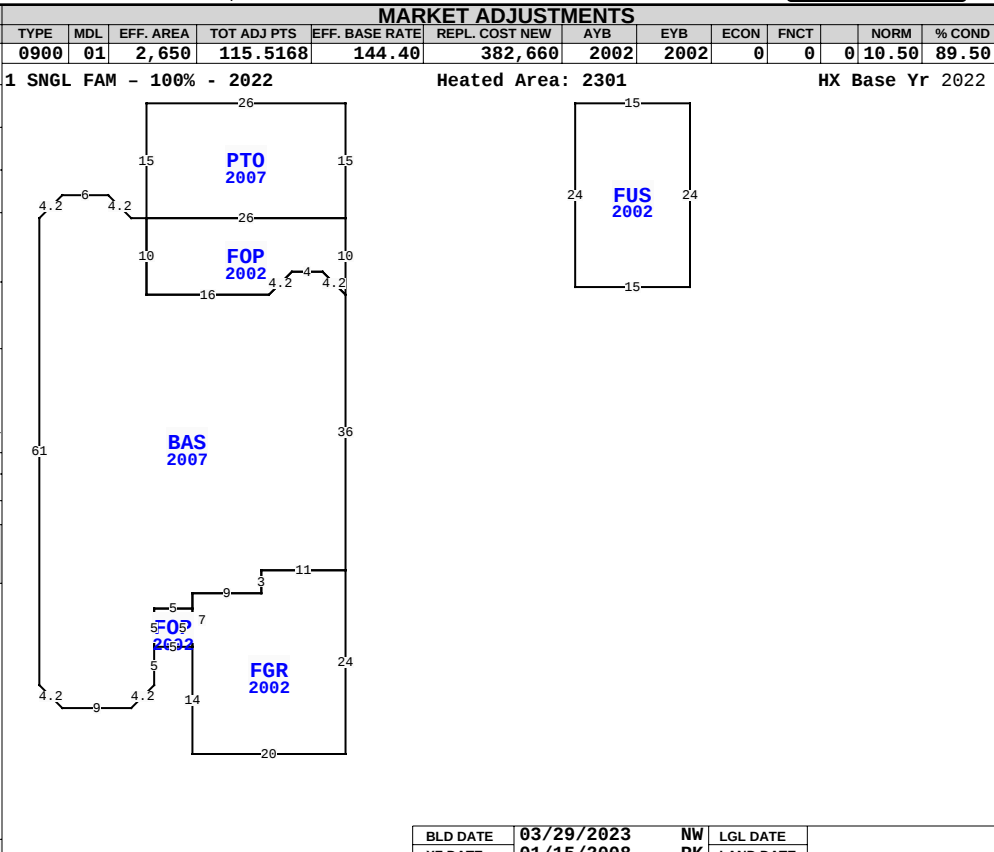
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories		2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4043.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,941	100	1,941	250,851
FGR	453	55	249	32,181
FOP	25	30	8	1,034
FOP	239	30	72	9,305
FUS	360	100	360	46,526
PTO	390	5	20	2,585

TOTALS	3,408		2,650	342,481
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	
2	0811	CONCRETE B	0	100	0	0	722.00	SF	5.20	5.20	
3	0462	ST/AL FNC	0	100	0	0	696.00	SF	10.00	10.00	
4	0910	SCRN RM L	0	100	0	0	390.00	SF	15.00	15.00	



86090 REMSENBURG DR, FERNANDINA BEACH	BLD DATE 03/29/2023	NW	LGL DATE
	XF DATE 01/15/2008	RK	LAND DATE
	INC DATE		AG DATE

LAND DESCRIPTION										TOTAL OB/XF								11,244	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VAL		
1	000141	C	SFR GOLF B	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	105,000.00	105,000.00	1		
REVIEW DATE		12/06/2019		BY		DJA		Total Acres: 0.00		Total Land Value: 105,000				Market: 0		Agricultural: 0			

NASSAU COUNTY PROPERTY												PAGE 1 of 1 4											
VALUATION SUMMARY												STANDARD											
VALUATION BY												Tax Group: 4 Tax Dist:											
BUILDING MARKET VALUE												342,481											
TOTAL MARKET OB/XF VALUE												11,244											
TOTAL LAND VALUE - MARKET												105,000											
TOTAL MARKET VALUE												458,725											
SOH/AGL Deduction												83,387											
ASSESSED VALUE												375,338											
TOTAL EXEMPTION VALUE												50,000											
BASE TAXABLE VALUE												325,338											
TOTAL JUST VALUE												458,725											
NCON VALUE												0											
INCOME VALUE																							
PREVIOUS YEAR MKT VALUE												444,002											

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B17921	NEW CONSTR	5,600	10/31/2006

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1508/0594	6/26/2007	WD	Q	I		334,000	
GRANTOR: FERRY DOUGLAS W & PAT							
GRANTEE: DICE ROBERT G & PAT							
1270/1587	11/02/2004	WD	Q	I		278,000	
GRANTOR: DALE STEPHANIE J							
GRANTEE: FERRY DOUGLAS W & P							

BUILDING NOTES											
PTO=[YR=2007] W26 S15 BAS=[YR=2007] W2 U3 L3 W6 D3 L3 S61 D3 R3 E9 U3 R3 N5FOP=[YR=2002] E5 FGR=[YR=2002] S14 E20 N24 W11 S3 W9 S7 \$ N5 W5 S5 \$ N5 E5 N2 E9 N3 E11 N36 FOP=[YR=2002] N10 W26 S10 E16 U3 R3 E4 D3 R3 \$ U3 L3 W4 D3 L3 W16 N10 \$ E26 N15 \$ PTR= E30 FUS=[YR=2002] E15 S24 W15 N24 \$ W30 \$.											