

LOT 202
ESMT PT OR 1769/574
AMELIA NATIONAL #1B PB 7/191

BUTLER CHARLES D & CHRISTI L/E/
95033 POPLAR WAY
FERNANDINA BEACH, FL 32034

2024

26-2N-28-006A-0202-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 60
Exterior Wall	16	WD FR STUC 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3.5 100
Frame	03	MASONRY 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
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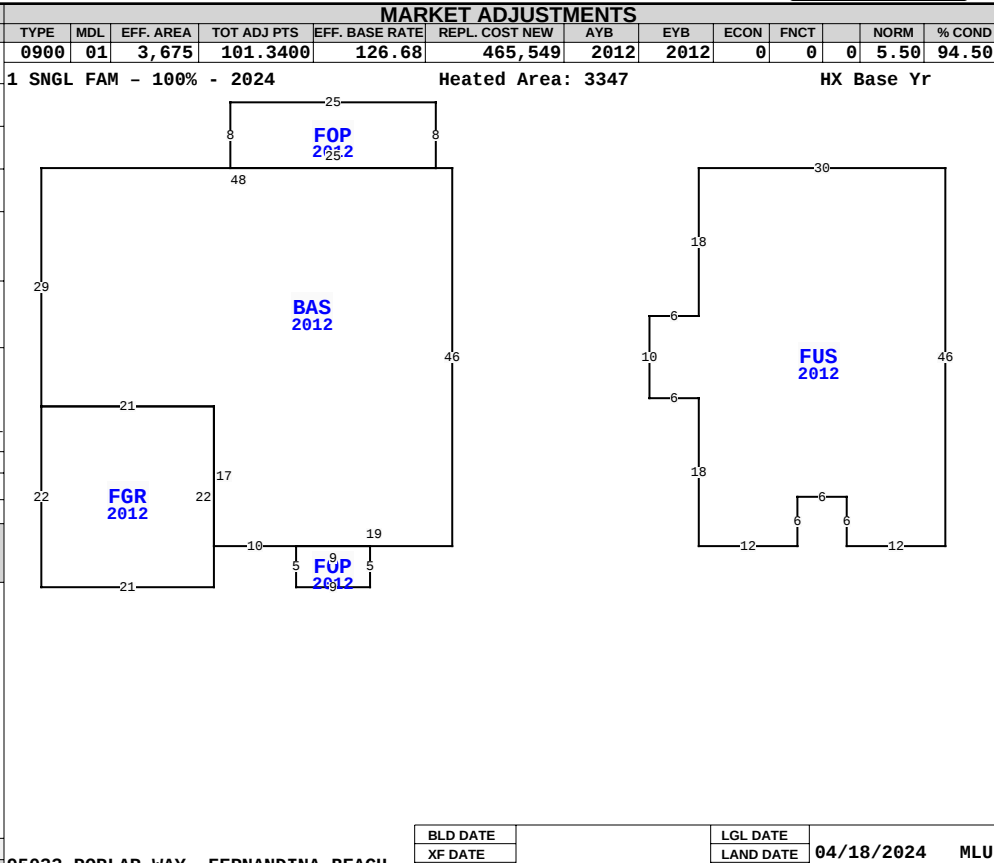
NEIGHBORHOOD/LOC	4042.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,943	100	1,943	232,601
FGR	462	55	254	30,407
FOP	45	30	14	1,676
FOP	200	30	60	7,183
FUS	1,404	100	1,404	168,077

TOTALS	4,054		3,675	439,944
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0855	CONC PAVER	0 100	0	0	832.00	SF	10.00	10.00
2	0861	POOL GUNIT	0 100	0	0	288.00	SF	85.00	85.00
3	0911	SCRN RM A	0 100	0	0	675.00	SF	17.50	17.50
4	0845	KOOL DECK	0 100	0	0	387.00	SF	7.25	7.25

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000136	C	SFR INT	100		PUD	0.00	0.00	1.00



TOTAL OB/XF									
33,490									

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/18/2024
INC DATE		AG DATE	MLU

95033 POPLAR WAY, FERNANDINA BEACH

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	439,944		
TOTAL MARKET OB/XF VALUE	33,490		
TOTAL LAND VALUE - MARKET	148,500		
TOTAL MARKET VALUE	621,934		
SOH/AGL Deduction	0		
ASSESSED VALUE	621,934		
TOTAL EXEMPTION VALUE	13	621,934	
BASE TAXABLE VALUE	0		
TOTAL JUST VALUE	621,934		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	642,599		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25654	ADDITION	16,585	02/02/2012
B25649	XFOB	2,405	02/01/2012
E24199	NEW CONSTR	0	12/01/2011
B25453	SWIM POOL	20,000	12/01/2011
M16767	H/AC	0	12/01/2011
P15284	NEW CONSTR	0	12/01/2011

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2700/1724	3/20/2024	LE U	I	11	
GRANTOR: BUTLER CHARLES D & CH					
GRANTEE: BUTLER REGAN SEANNA					
1781/1286	2/24/2012	WD Q	I	01	266,100
GRANTOR: TAYLOR MORRISON OF FL					
GRANTEE: BUTLER CHARLES D &					

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=2012] W2 FOP=[YR=2012] N8 W25 S8 E25 \$ W48 S29									
FGR=[YR=2012] S22 E21 N22 W21 \$ E21 S17 E10 FOP=[YR=2012]									
S5 E9 N5 W9 \$ E19 N46 \$ PTR= E30 FUS=[YR=2012] E30 S46 W12									
N6 W6 S6 W12 N18 W6 N10 E6 N18 \$ W30 \$.									