

LOT 350
IN OR 2147/670
AMELIA NATIONAL #1B PB 7/191

RASPA JESSICA L
95441 AMELIA NATIONAL PARKWAY
FERNANDINA BEACH, FL 32034

2024

26-2N-28-006A-0350-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 90
Exterior Wall	20 FACE BRICK 10
Roof Structure	08 IRREGULAR 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	3 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
Occupancy	00 NONE 100

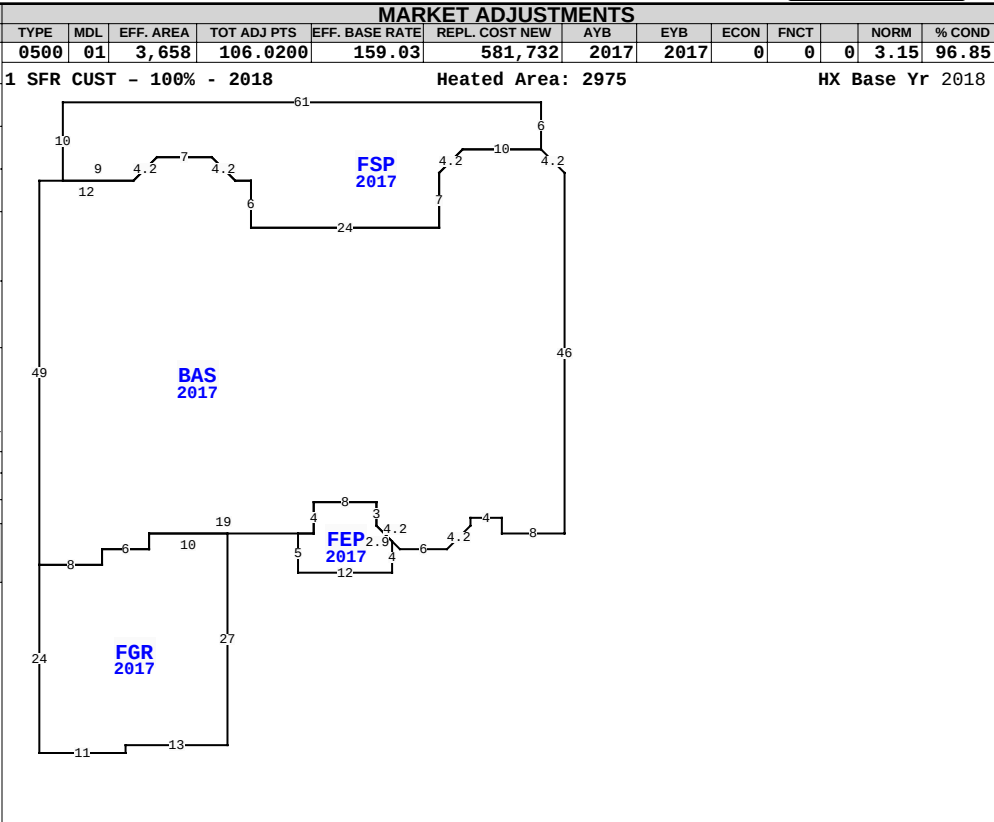
Quality	03 Quality Level 03
DOR CODE	0100 SINGLE FAMILY

MAP NUM	MKT AREA	04
NEIGHBORHOOD/LOC 4042.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,975	100	2,975	458,211
FEP	92	80	74	11,397
FGR	615	55	338	52,059
FSP	677	40	271	41,739

TOTALS	4,359	3,658	563,407
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EXTRA FEATURES	
L N	OB/UF CODE
1	0500
2	0855



95441 AMELIA NATIONAL PKWY, FERNANDINA BEACH	BLD DATE	LGL DATE	04/18/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

L N	OB/UF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/UF MKT VALUE	NOTES
1	0500	FP-PRE FAB	0 100	0 0	1.00	UT	3,500.00	3,500.00	100	2017	2017	3	98	3,430	
2	0855	CONC PAVER	0 100	0 0	1,669.00	SF	10.00	10.00	100	2017	2017	3	97	16,189	

LAND DESCRIPTION		TOTAL OB/UF 19,619													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE
1	000135	C	SFR CNSVTN	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	165,000.00

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE			563,407
TOTAL MARKET OB/UF VALUE			19,619
TOTAL LAND VALUE - MARKET			165,000
TOTAL MARKET VALUE			748,026
SOH/AGL Deduction			318,368
ASSESSED VALUE			429,658
TOTAL EXEMPTION VALUE	HX HB WX		55,000
BASE TAXABLE VALUE			374,658
TOTAL JUST VALUE			748,026
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			672,735

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1702271	CO ISSUED	0	09/18/2017
B1702271	NEW CONSTR	387,534	03/20/2017

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2147/0670	9/20/2017	WD Q	I	I	02
GRANTOR: AMELIA NATIONAL CONST					
GRANTEE: RASPA DANIEL J & JE					
2108/1905	3/03/2017	SW U	I	I	37
GRANTOR: AMELIA NATIONAL ENTER					
GRANTEE: AMELIA NATIONAL CON					

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2017] L3 U3 FSP=[YR=2017] N6 W61 S10 E9 U3 R3 E7 D3 R3 E2 S6 E24 N7 U3 R3 E10\$ W10 D3 L3 S7 W24 N6 W2 U3 L3 W7 D3 L3 W12 S49 FGR=[YR=2017] S24 E11 N1 E13 N27 W10 S2 W6 S2 W8\$ E8 N2 E6 N2 E19 FEP=[YR=2017] S5 E12 N4 L2 U2 N3 W8 S4 W2\$ E2 N4 E8 S3 D3 R3 E6 R3 U3 N1 E4 S2 E8 N46\$.	