

LOT 383
AMELIA NATIONAL PHASE ONE-C
SEGMENTS ONE & TWO OR 2440/1467

PALMER DONALD C & DIANE M
95114 GOLDEN GLOW DRIVE
FERNANDINA BEACH, FL 32034

2024

27-2N-28-006C-0383-0000



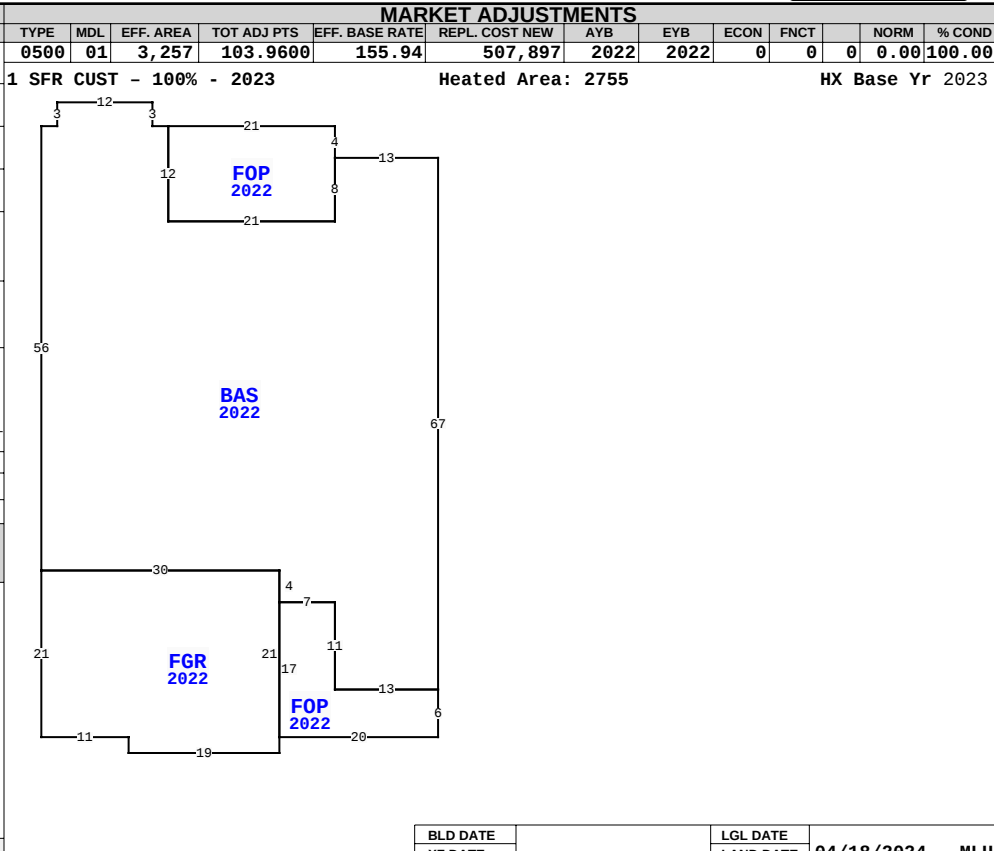
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 60
Interior Floor	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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	2,755	100	2,755	429,615
FGR	668	55	367	57,230
FOP	197	30	59	9,200
FOP	252	30	76	11,851
TOTALS	3,872		3,257	507,897

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2022
2	0855	CONC PAVER	0 100	0	0	945.00	SF	10.00	10.00	100	2022
3	0855	CONC PAVER	0 100	0	0	36.00	SF	10.00	10.00	100	2022

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000135	C	SFR CNSVTN	100		PUD	0.00	0.00	1.00	LT	



95114 GOLDEN GLOW DR, FERNANDINA BEACH											
TOTAL OB/XF 11,810											

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1	000135	C	SFR CNSVTN	100		PUD	0.00	0.00	1.00	LT	

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
STANDARD											
VALUATION BY											
Tax Group: 4											
Tax Dist:											
BUILDING MARKET VALUE											
507,897											
TOTAL MARKET OB/XF VALUE											
11,810											
TOTAL LAND VALUE - MARKET											
165,000											
TOTAL MARKET VALUE											
684,707											
SOH/AGL Deduction											
57,126											
ASSESSED VALUE											
627,581											
TOTAL EXEMPTION VALUE											
HX HB											
50,000											
BASE TAXABLE VALUE											
577,581											
TOTAL JUST VALUE											
684,707											
NCON VALUE											
0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE											
609,302											

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22018711	CO ISSUED	0	12/21/2022
22000469	NEW CONSTR	458,794	01/07/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2612/1595	12/22/2022	WD	Q	I	01	731,800
GRANTOR: RIVERSIDE HOMES OF NO						
GRANTEE: PALMER DONALD C & D						
2467/0555	5/17/2021	SW	Q	V	05	2,250,000
GRANTOR: AMELIA NATIONAL ENTER						
GRANTEE: RIVERSIDE HOMES OF						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2022] W13 FOP=[YR=2022] N4 W21 S12 E21 N8\$ S8 W21 N12 W2 N3 W12 S3 W2 S56 FGR=[YR=2022] S21 E11 S2 E19 N2 FOP=[YR=2022] E20 N6 W13 N11 W7 S17\$ N21 W30\$ E30 S4 E7 S11 E13 N67\$.											