

LOT 51
IN OR 1404/1083
ESMT PT OR 1164/35

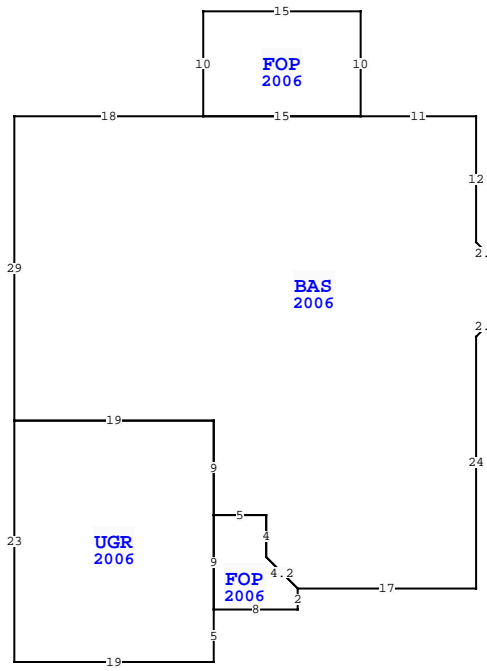
PARISE SAMUEL/PARISE DELLA
96028 LONG ISLAND PL
FERNANDINA BEACH, FL 32034

2024

27-2N-28-1840-0051-0000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	30	VINYL 80	
Exterior Wall	16	WD FR STUC 20	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 70	
Interior Floor	11	CLAY TILE 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
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	4057.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,651	100	1,651
FOP	56	30	17
FOP	150	30	45
UGR	437	45	197
TOTALS	2,294		1,910
			240,182

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,910	108.2900	135.36	258,538	2006	2008	0	0	7.10	92.90
1 SNGL FAM - 0% - 0 Heated Area: 1651 HX Base Yr											



NASSAU COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY	STANDARD	
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE	240,182	
TOTAL MARKET OB/XF VALUE	3,502	
TOTAL LAND VALUE - MARKET	75,000	
TOTAL MARKET VALUE	318,684	
SOH/AGL Deduction	54,716	
ASSESSED VALUE	263,968	
TOTAL EXEMPTION VALUE	0	
BASE TAXABLE VALUE	263,968	
TOTAL JUST VALUE	318,684	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	307,939	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2101785	REPAIR/RRF	13,644	02/01/2021
E16497	ELEC OTHER	1,500	01/01/2006
M10800	MECH OTHER	0	12/01/2005
P10038	OTHER	0	09/01/2005
C15883	CO ISSUED	204,540	08/01/2005
R08112	REPAIR/RRF	1,500	08/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1404/1083	4/17/2006	WD Q	Q	I		204,600
GRANTOR: RICHMOND AMERICAN HOM						
GRANTEE: PARISE SAMUEL & DEL						
1323/0398	6/07/2005	WD U	V	19		40,000
GRANTOR: THE RESERVE AT NASSAU						
GRANTEE: RICHMOND AMERICAN H						

EXTRA FEATURES																
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	0811	CONCRETE B	0	0	0	774.00	SF	5.20	5.20	100	2006	2006	3	87	3,502	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/22/2023	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2006] W11 FOP=[YR=2006] W15 N10 E15 S10 \$ W15 W18 S29 UGR=[YR=2006] S23 E19 N5 N9 N9 W19 \$ E19 S9 FOP=[YR=2006] E5 S4 D3 R3 S2 W8 N9 \$ E5 S4 D3 R3 E17N24 U2 R2 N5 U2 L2 N12 \$.	

LAND DESCRIPTION																								
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	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	0		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							