

LOT 4
SANDY POINTE PRESERVE PHASE 1
PBK 8/289

ESSEBAGGERS KURT & MARIALUSIA
95019 PALM POINTE DRIVE N
FERNANDINA BEACH, FL 32034

2024

29-2N-28-0117-0004-0000



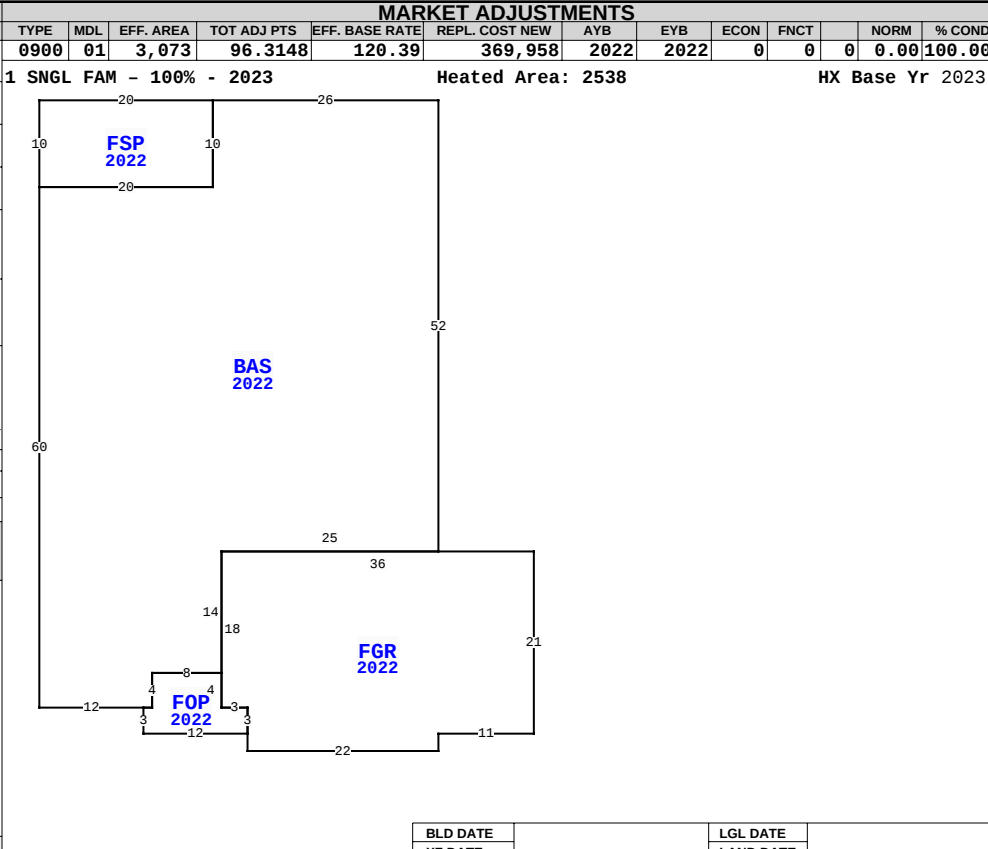
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4087.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,538	100	2,538	305,550
FGR	791	55	435	52,370
FOP	68	30	20	2,408
FSP	200	40	80	9,631
TOTALS	3,597		3,073	369,958

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0855	CONC PAVER	0 100	0	0	862.00	SF	10.00	10.00	100	2022
2	0855	CONC PAVER	0 100	0	0	96.00	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	000100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT	



TOTAL OB/XF											
9,580											

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9,580											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		369,958	
TOTAL MARKET OB/XF VALUE		9,580	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		454,538	
SOH/AGL Deduction		5,418	
ASSESSED VALUE		449,120	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		399,120	
TOTAL JUST VALUE		454,538	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		436,039	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2111630	NEW CONSTR	378,391	09/01/2021

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2595/1923	10/11/2022	WD Q	I	I	01
GRANTOR: SEDA CONSTRUCTION COM					
GRANTEE: ESSEBAGGERS KURT A					

BUILDING NOTES					
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BUILDING DIMENSIONS					
BAS=[YR=2022] W26 FSP=[YR=2022] W20 S10 E20 N10\$ S10 W20 S60 E12 FOP=[YR=2022] S3 E12 FGR=[YR=2022] S2 E22 N2 E11 N21 W36 S18 E3 S3\$ N3 W3 N4 W8 S4 W1\$ E1 N4 E8 N14 E25 N52\$.					