

LOT 95
SANDY POINTE PRESERVE PHASE 1
PBK 8/289

HATCH GLENN W & SUSAN P
94964 PALM POINTE DR S
FERNANDINA BEACH, FL 32034

2024

29-2N-28-0117-0095-0000



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	13	LVT/LAMMT 50
Interior Floor	14	CARPET 50
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	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY

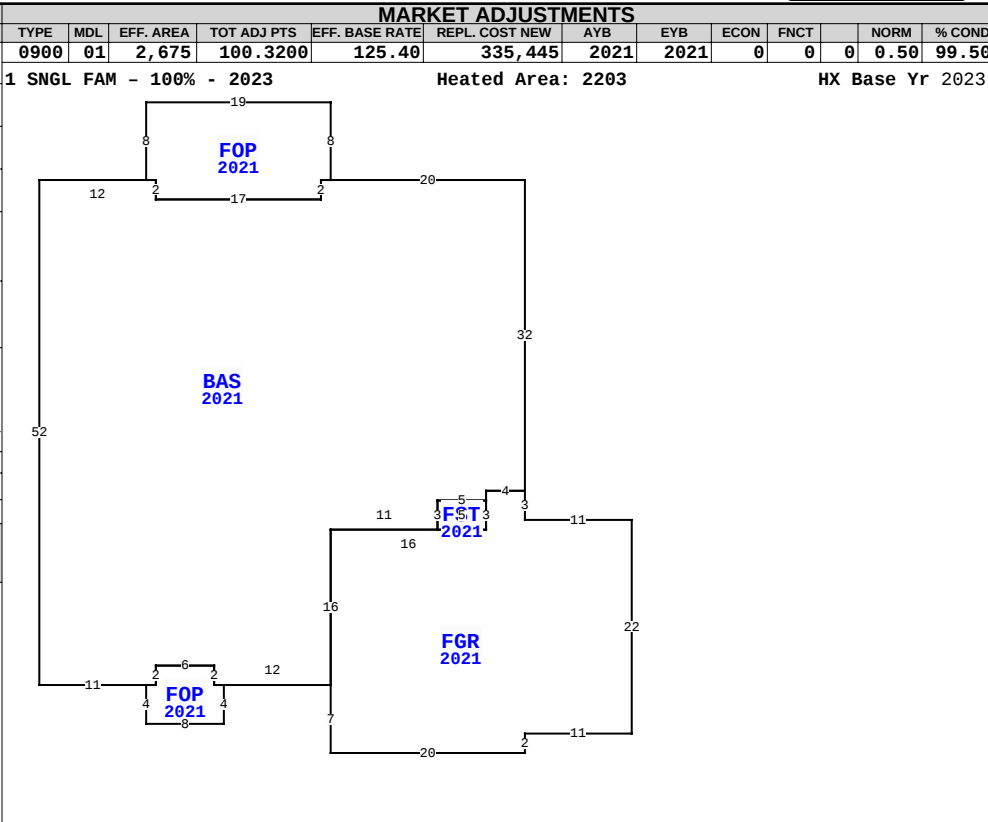
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4087.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,203	100	2,203	274,875
FGR	718	55	395	49,285
FOP	44	30	13	1,622
FOP	186	30	56	6,987
FST	15	55	8	998

TOTALS	3,166		2,675	333,768
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0855	CONC PAVER	0 100	3	20	60.00	SF	10.00	
2	0855	CONC PAVER	0 100	0	0	827.00	SF	10.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		RSF-2	0.00	0.00	1.00



94964 S PALM POINTE DR, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
100	2021	2021	3	99	594	
100	2021	2021	3	99	8,187	

TOTAL OB/XF									
8,781									

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
PAGE 1 of 1									
4									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					333,768				
TOTAL MARKET OB/XF VALUE					8,781				
TOTAL LAND VALUE - MARKET					75,000				
TOTAL MARKET VALUE					417,549				
SOH/AGL Deduction					2,930				
ASSESSED VALUE					414,619				
TOTAL EXEMPTION VALUE					HX HB 50,000				
BASE TAXABLE VALUE					364,619				
TOTAL JUST VALUE					417,549				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					402,543				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C2012621	CO ISSUED	0	10/11/2021
B2012621	NEW CONSTR	312,759	12/16/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2507/0200	10/19/2021	WD	Q	I	02	457,000

GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: HATCH GLENN W & SUS						

BUILDING NOTES						
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BUILDING DIMENSIONS						
BAS=[YR=2021] W20 FOP=[YR=2021] N8 W19 S8 E1 S2 E17 N2 E1\$ W1 S2 W17 N2 W12 S52 E11 FOP=[YR=2021] S4 E8 N4 W1 N2 W6 S2 W1\$ E1 N2 E6 S2 E12 FGR=[YR=2021] S7 E20 N2 E11 N22 W11 N3 W4 S1 FST=[YR=2021] W5 S3 E5 N3\$ S3 W16 S16\$ N16 E11 N3 E5 N1 E4 N32\$.						