

LOT 117
SANDY POINTE PRESERVE PHASE 1
PBK 8/289

BARNETT STEPHEN K & NANCY J
94965 PALM POINTE DRIVE S
FERNANDINA BEACH, FL 32034

2024

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



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	11	CLAY TILE 50
Interior Floo	14	CARPET 50
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

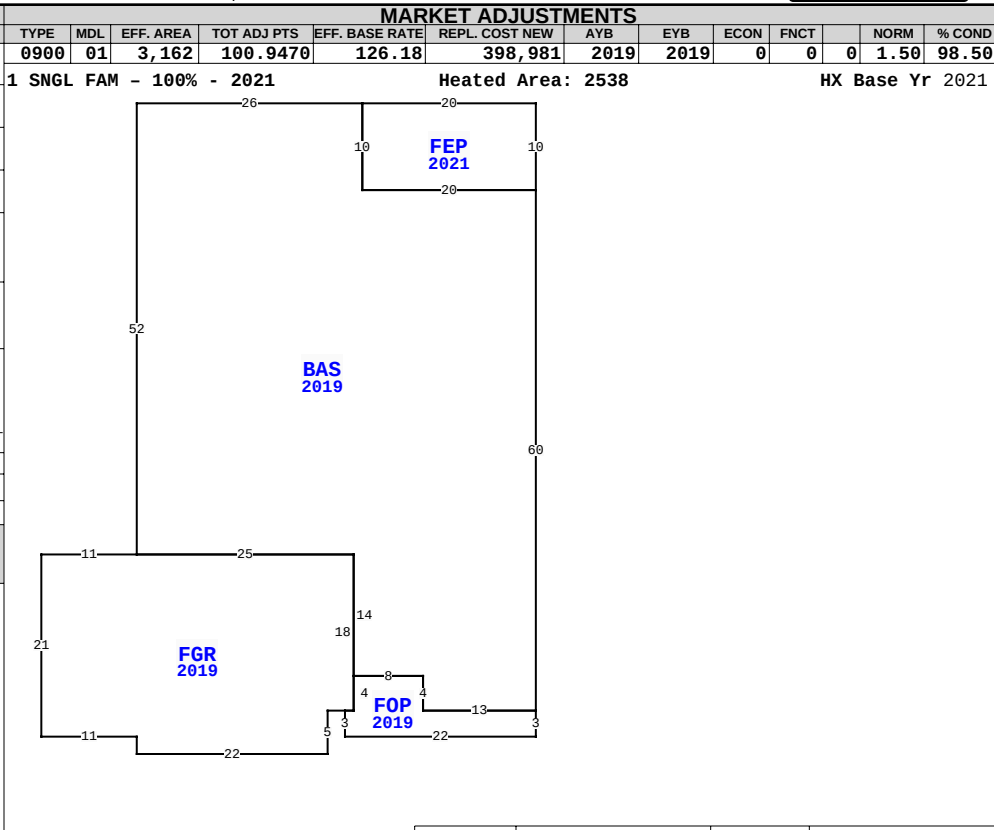
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4087.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,538	100	2,538	315,441
FEP	200	80	160	19,886
FGR	791	55	435	54,065
FOP	98	30	29	3,604

TOTALS	3,627		3,162	392,996
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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	950.00	SF	10.00	10.00	100	2019
2	0855	CONC PAVER	0 100	0	0	48.00	SF	10.00	10.00	100	2019
3	0476	VF 6 SBPL	0 100	0	0	96.00	LF	32.00	32.00	100	2021
4	0470	VNYL GATE	0 100	0	0	1.00	UT	300.00	300.00	100	2021

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	1.00



94965 S PALM POINTE DR, FERNANDINA BEACH, FL 32034

TOTAL OB/XF											
13,085											

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13,085											

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											4
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 4						Tax Dist:					
BUILDING MARKET VALUE						392,996					
TOTAL MARKET OB/XF VALUE						13,085					
TOTAL LAND VALUE - MARKET						75,000					
TOTAL MARKET VALUE						481,081					
SOH/AGL Deduction						133,663					
ASSESSED VALUE						347,418					
TOTAL EXEMPTION VALUE						50,000					
BASE TAXABLE VALUE						297,418					
TOTAL JUST VALUE						481,081					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						463,457					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2107420	REMODEL	26,899	06/08/2021
C1900631	CO ISSUED	0	10/31/2019
B1900631	NEW CONSTR	350,095	02/01/2019

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2339/0979	2/12/2020	WD	Q	I	01	385,000	

GRANTOR: SEDA CONSTRUCTION COM

GRANTEE: BARNETT STEPHEN K &

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