

IN OR 1530/167
EX R/W PT OR 611/1172
EX 1-109

FOSTER JERRY M & PAULA S
95425 MOBLEY HEIGHTS
FERNANDINA BEACH, FL 32034

2024

35-2N-28-0000-0001-0830



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 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		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

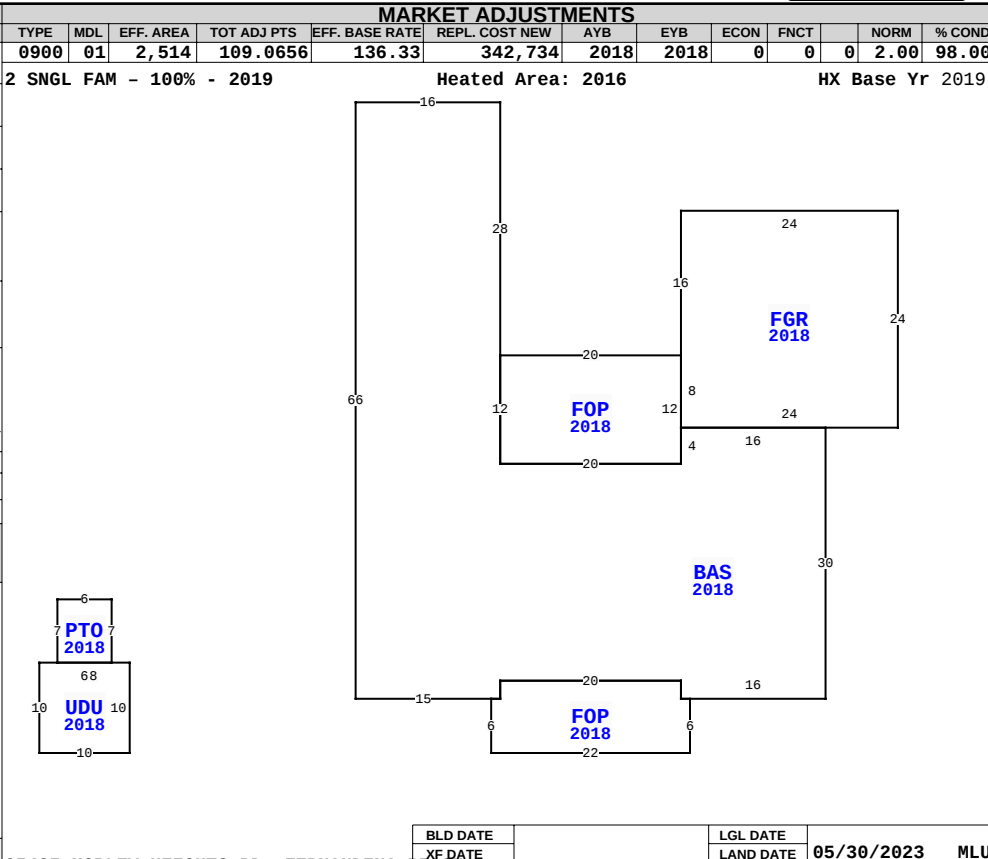
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,016	100	2,016	269,344
FGR	576	55	317	42,353
FOP	172	30	52	6,947
FOP	240	30	72	9,620
PTO	42	5	2	268
UDU	100	55	55	7,348

TOTALS	3,146		2,514	335,879
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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	0810	CONCRETE A	0 100	60	5	300.00	SF	6.50	6.50	100	2018
2	0812	CONCRETE C	0 100	0	0	3,450.00	SF	4.00	4.00	100	2018
3	0855	CONC PAVER	0 100	6	16	96.00	SF	10.00	10.00	100	2018
4	0855	CONC PAVER	0 100	0	0	178.00	SF	7.00	7.00	100	2018
5	0911	SCRN RM A	0 100	0	0	1,048.00	SF	17.50	17.50	100	2018
6	0861	POOL GUNIT	0 100	0	0	376.00	SF	85.00	85.00	100	2018
7	0855	CONC PAVER	0 100	0	0	672.00	SF	10.00	10.00	100	2018
8	0476	VF 6 SBPL	0 100	0	0	375.00	LF	32.00	32.00	100	2019

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	000115	C	SFR ACRES	100		OR	0.00	0.00	1.03	AC	



95425 MOBLEY HEIGHTS RD, FERNANDINA BEACH	BLD DATE		LGL DATE	05/30/2023	MLU
	XF DATE		LAND DATE		
	INC DATE		AG DATE		

TOTAL OB/XF											

NASSAU COUNTY PROPERTY		PAGE 1 of 2	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		356,617	
TOTAL MARKET OB/XF VALUE		78,180	
TOTAL LAND VALUE - MARKET		77,250	
TOTAL MARKET VALUE		512,047	
SOH/AGL Deduction		267,959	
ASSESSED VALUE		244,088	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		194,088	
TOTAL JUST VALUE		512,047	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		499,175	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1802237	GARAGE	24,108	03/02/2018
B1800294	SWIM POOL	29,000	02/01/2018
B1706445	NEW CONSTR	264,647	07/19/2017
C1706445	CO ISSUED	0	03/16/2016
94-01217	NEW CONSTR	18,951	08/01/1994
91-7308	NEW CONSTR	46,570	06/13/1991

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1530/0167	10/11/2007	WD	Q	V	
GRANTOR: BUNK BRYAN K & AMY BE					SALE PRICE
GRANTEE: FOSTER JERRY M & PA					
1274/0001	11/15/2004	QC	U	I	01
GRANTOR: BUNK BRYAN K					22,200
GRANTEE: BUNK BRYAN K & AMY BE					

BUILDING NOTES											
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BUILDING DIMENSIONS											
FGR=[YR=2018] W24 S16 FOP=[YR=2018] W20 BAS=[YR=2018] N28 W16 S66 E15 FOP=[YR=2018] S6 E22 N6 W1 N2 W20 S2 W1S E1 N2 E20 S2 E16 N30 W16 S4 W20 N12S S12 E20 N12S S8 E24 N24S PTR=W85 S60 UDU=[YR=2018] W10 N10 E2 PTO=[YR=2018] N7 E6 S7 W6S E8 S10S N60 E85S.											

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