

LOT 85
IN OR 2102/227
MARSH LAKES PB 5/159-167

NORRIS ROBERT A
96153 MARSH LAKE DRIVE
FERNANDINA BEACH, FL 32034

2024

37-2N-28-1320-0085-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 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
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
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NEIGHBORHOOD/LOC	4015.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,214	100	2,214	283,115
DCK	16	10	2	256
DCK	220	10	22	2,814
FGR	575	55	316	40,408
FOP	64	30	19	2,429
FSP	308	40	123	15,729
STR	16	10	2	256

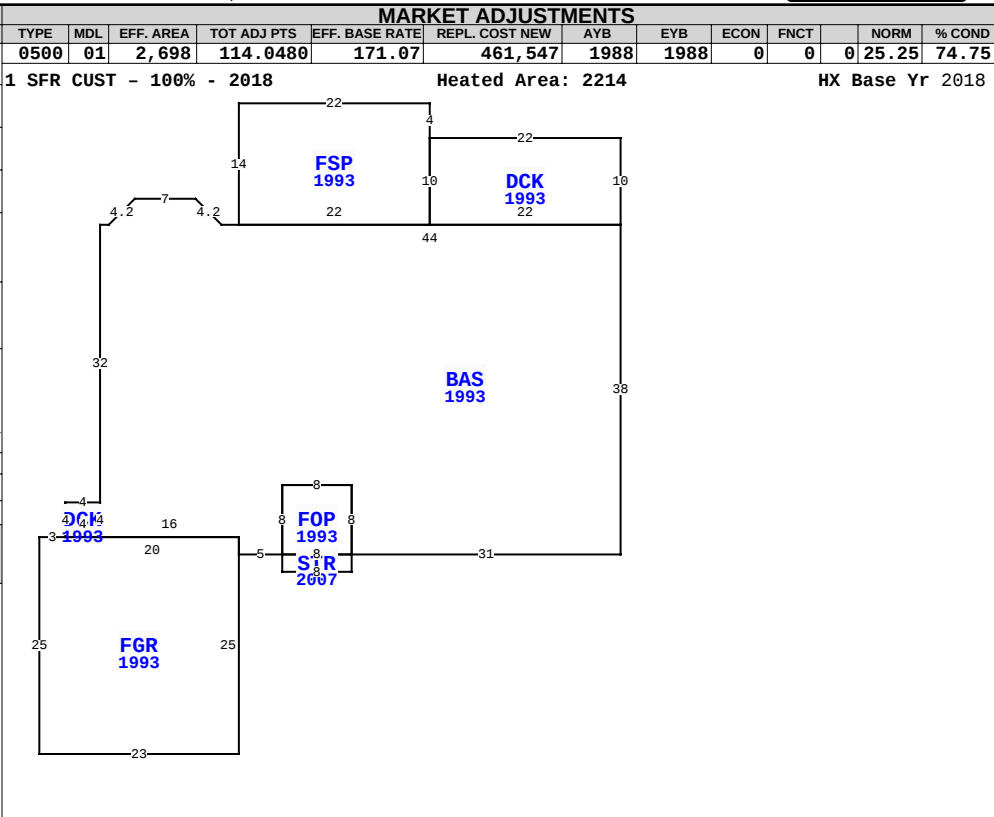
TOTALS	3,413		2,698	345,006
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EXTRA FEATURES

L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0812	CONCRETE C	0	100	0	0	1,942.00	SF	4.00	4.00	100	1988	1988	3	54.5	4,234	
2	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1988	1988	3	64	1,280	
3	0300	BOAT DCK W	0	100	0	0	132.00	SF	40.00	40.00	100	1997	1997	3	25	1,320	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000133	C	SFR LAKE	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	225,000.00	225,000.00	225,000							



BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/19/2024
INC DATE		AG DATE	MLU

96153 MARSH LAKES DR, FERNANDINA BEACH

TOTAL OB/XF																	6,834
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NASSAU COUNTY PROPERTY

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VALUATION BY		STANDARD
Tax Group: 7	Tax Dist:	
BUILDING MARKET VALUE		345,006
TOTAL MARKET OB/XF VALUE		6,834
TOTAL LAND VALUE - MARKET		225,000
TOTAL MARKET VALUE		576,840
SOH/AGL Deduction		221,152
ASSESSED VALUE		355,688
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		305,688
TOTAL JUST VALUE		576,840
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		454,752

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2108952	ROOF	15,000	07/09/2021
R1313459	ROOF	18,478	05/01/2013
963492	ADDITION	7,000	12/01/1996
2552	H/AC	3,500	05/10/1988
3020	NEW CONSTR	4,500	04/26/1988
4740	NEW CONSTR	89,000	03/16/1988

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2102/0227	2/15/2017	WD	Q	I	01
GRANTOR:WOOD JOHN R & PATRICI					SALE PRICE
GRANTEE:NORRIS ROBERT A					
0740/1783	10/05/1995	WD	Q	I	165,000
GRANTOR: HAAK RONALD & JERILYN					
GRANTEE:WOOD JOHN & PATRICI					

BUILDING NOTES					
DCK=[YR=1993] W22 FSP=[YR=1993] N4 W22 S14 BAS=[YR=1993] W2 L3 U3 W7 D3 L3 W1 S32 DCK=[YR=1993] W4 S4 FGR=[YR=1993] W3 S25 E23 N25 W20\$ E4 N4\$ S4 E16 S2 E5 STR=[YR=2007] S2 E8 N2 W8\$ FOP=[YR=1993] E8 N8 W8 S8\$ N8 E8 S8 E31 N38 W44\$ E22 N10\$ S10 E22 N10\$.					