

LOT 6
IN OR 2011/1078
HIGH POINTE PB 6/273

LINDBERG JAMES R & KRISTEN M
96129 HIGH POINTE DRIVE
FERNANDINA BEACH, FL 32034

2024

46-3N-28-509H-0006-0000



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	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04

NEIGHBORHOOD/LOC 4022.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,885	100	2,885	476,220
FGR	738	55	406	67,018
FOP	192	30	58	9,574
FSP	557	40	223	36,810
FUS	553	100	553	91,282
PTO	56	5	3	495
STP	36	10	4	660
STP	154	10	15	2,477
STR	64	10	6	991
TOTALS	5,235		4,153	685,525

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2017
2	0600	SUMMER KIT	0 100	0	0	1.00	UT	11,250.00	11,250.00	100	2017
3	0812	CONCRETE C	0 100	0	0	1,888.00	SF	4.00	4.00	100	2017
4	0462	ST/AL FNC	0 100	144	0	576.00	SF	10.00	10.00	100	2017
5	0463	FENCE GATE	0 100	0	0	2.00	UT	300.00	300.00	100	2017
6	0855	CONC PAVER	0 100	66	5	330.00	SF	10.00	10.00	100	2018

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-1	0.00	0.00	1.00	LT	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	4,153	112.8688	169.30	703,103	2017	2017	0	0	2.50	97.50
1 SFR CUST - 100% - 2019 Heated Area: 3438 HX Base Yr 2019											
96129 HIGH POINTE DR, FERNANDINA BEACH											
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/03/2024 MLU											

TOTAL OB/XF											
28,121											

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		685,525	
TOTAL MARKET OB/XF VALUE		28,121	
TOTAL LAND VALUE - MARKET		130,000	
TOTAL MARKET VALUE		843,646	
SOH/AGL Deduction		326,975	
ASSESSED VALUE		516,671	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		466,671	
TOTAL JUST VALUE		843,646	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		753,647	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C1632242	C0 ISSUED	0	05/12/2017
B1632242	NEW CONSTR	437,594	05/05/2016

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2011/1078	10/28/2015	WD	Q	V	01
GRANTOR: BURKE MARY BETH & NIC					
GRANTEE: LINDBERG JAMES R &					
1448/0564	9/28/2006	WD	Q	V	
GRANTOR: DONNA LYNNE CUSTOM HO					
GRANTEE: BURKE MARY BETH & N					

BUILDING NOTES											
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BUILDING DIMENSIONS											
PTO=[YR=2017] N4 W14 FSP=[YR=2017] W15 S8 STP=[YR=2017] W6 S6 E6 N6\$ S6 W18 S11 BAS=[YR=2017] W14 S42 E8 FOP=[YR=2017] S2 E12 S1 E8 N1 E10 N4 W10 N6 W7 S4 W12 S4 W1\$ E1 N4 E12 N4 E7 S6 E10 S7 FGR=[YR=2017] S33 E23 N10 STP=[YR=2017] E7 N22 W7 S22\$ N20 W7 N3 W16\$ E16 S3 E7 N71 W15 S14 D3 L3 W9 S7 W19 N3 W1\$ E1 S3 E19 N7 E9 U3 R3 N14 E1 N4\$ S4 E14\$ PTR=S65 E30 FUS=[YR=2017] E7 STR=[YR=2017] N4 E9 S11 W4 N7 W5\$ E5 S7 E7 S28 W16 N11 W3 N9 E3 N10 W3 N5\$ W30 N65\$.											