LOT 25
BELLE GLADE SUB PB 3/55

FOUCHE JAMES C
225 SEA WOODS DR
FERNANDINA BEACH, FL 32034

2025

00-00-30-0140-0025-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	3047.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

KAREN ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	250,000
TOTAL MARKET VALUE	250,000
SOH/AGL Deduction	103,590
ASSESSED VALUE	146,410
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	146,410
TOTAL JUST VALUE	250,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	200,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2308/1402	9/30/2019	WD	Q	V	01	125,000
GRANTOR: PALMER THOMAS D						
GRANTEE: FOUCHE JAMES C						
1097/1186	11/27/2002	WD	U	V	20	62,500
GRANTOR: SANDERS ROBERT H & BE						
GRANTEE: PALMER THOMAS D						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	250,000.00	250,000.00	250,000							

REVIEW DATE 04/14/2025 BY MLU Total Acres: 0.00 Total Land Value: 250,000 Market: 0 Agricultural: 0 Common: 250,000 PRINTED 07/30/2025 BY SYS