

LOT 79
IN OR 1589/550
EGANS BLUFF #2 PB 5/102

LEAVY PATRICIA G
2829 PARK SQUARE PL
FERNANDINA BEACH, FL 32034

2025

00-00-30-021B-0079-0000



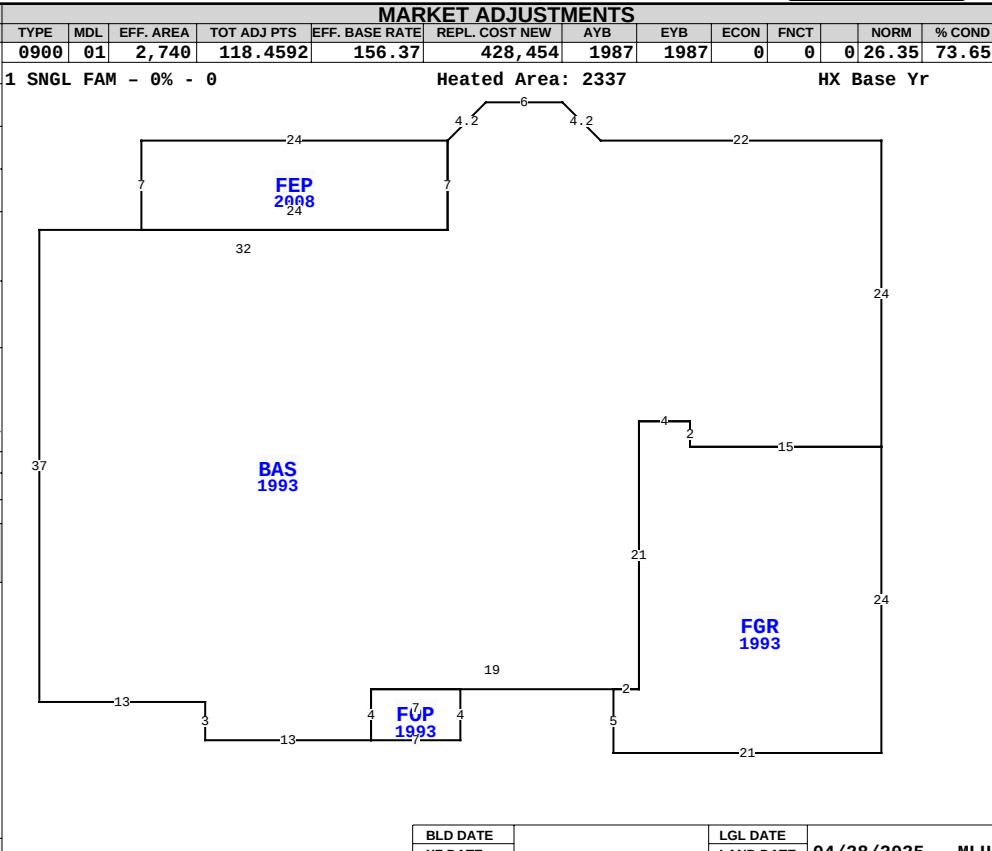
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2031.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,337	100	1993	2,337	269,144
FEP	168	80	2008	134	15,433
FGR	474	55	1993	261	30,059
FOP	28	30	1993	8	921

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0812	CONCRETE C	0	0	0	0	1,494.00	SF	4.00	4.00	
2	0810	CONCRETE A	0	0	0	0	138.00	SF	6.50	6.50	
3	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00	2,000.00	
4	0810	CONCRETE A	0	0	4	4	16.00	SF	6.50	6.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	RES	0		RSF-2	0.00	0.00	1.00	LT	



TOTAL OB/XF											
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NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY	STANDARD										
Tax Group: 8	Tax Dist:										
BUILDING MARKET VALUE	315,556										
TOTAL MARKET OB/XF VALUE	4,653										
TOTAL LAND VALUE - MARKET	275,000										
TOTAL MARKET VALUE	595,209										
SOH/AGL Deduction	100,596										
ASSESSED VALUE	494,613										
TOTAL EXEMPTION VALUE	0										
BASE TAXABLE VALUE	494,613										
TOTAL JUST VALUE	595,209										
NCON VALUE	0										
INCOME VALUE	0										
PREVIOUS YEAR MKT VALUE	555,906										

PERMIT NUM	DESCRIPTION	AMT	ISSUED
BP 3782	N/A	65,500	12/29/1986

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1589/0550	10/14/2008	QC	Q	I	01	100			
GRANTOR: LEAVY DELPHINE R									
GRANTEE: LEAVY PATRICIA G									
0515/0687	4/20/1987	WD	Q	I		144,800			
GRANTOR: ALMAND AMOS F JR									
GRANTEE: LEAVY GILBERT &									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W22 U3 L3 W6 L3 D3 FEP=[YR=2008] W24 S7 E24 N7\$ S7 W32 S37 E13 S3 E13 FOP=[YR=1993] E7 N4 W7 S4\$ N4 E19 FGR=[YR=1993] S5 E21 N24 W15 N2 W4 S21 W2\$ E2 N21 E4 S2 E15 N24\$.											