

LOT 21
IN OR 1352/1014
EGANS BLUFF #3 PB 5/243

REICHERT LVG TRUST/REICHERT SAMUEL W TRUSTEE
96121 MARSH LAKES DRIVE
FERNANDINA BEACH, FL 32034

2025

00-00-30-021C-0021-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 80
Exterior Wall	20	FACE BRICK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2.5	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2031.00		

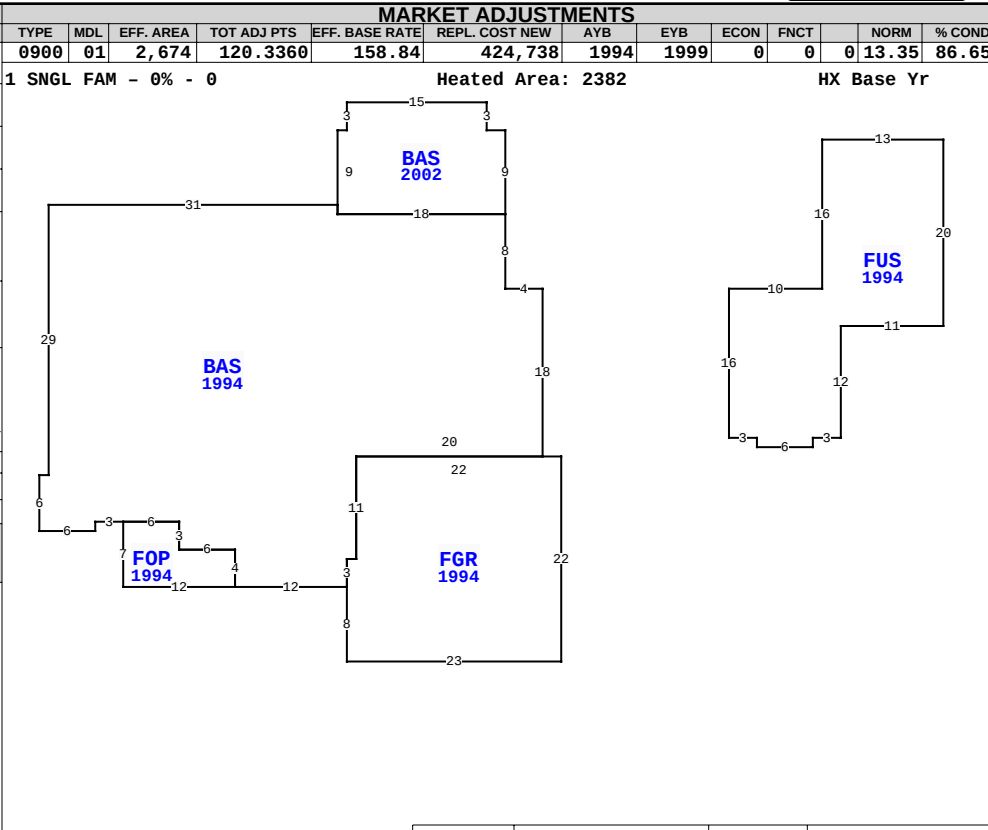
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,725	100	1994	1,725	237,420
BAS	207	100	2002	207	28,491
FGR	495	55	1994	272	37,436
FOP	66	30	1994	20	2,753
FUS	450	100	1994	450	61,936

TOTALS	2,943			2,674	368,035
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00
2	0812	CONCRETE C	0	0	0	0	1,290.00	SF	4.00
3	0810	CONCRETE A	0	0	0	0	168.00	SF	6.50

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

REVIEW DATE	01/14/2021	BY	KBA
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2832 E PARK SQUARE PL, FERNANDINA BEACH

2832 E PARK SQUARE PL, FERNANDINA BEACH						LINE DATE		AG DATE		
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1.00	UT	2,000.00	2,000.00	100	1994	1994	3	74	1,480	
1,290.00	SF	4.00	4.00	100	1994	1994	3	66	3,406	
168.00	SF	6.50	6.50	100	1994	1994	3	66	721	

TOTAL OB/XF											5,607	
LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	L VA	
RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.20	275,000.00	330,000.00	:	

Total Acres: 0.00	Total Land Value: 330,000	Market: 0	Agricultural: 0
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VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		368,035
TOTAL MARKET OB/XF VALUE		5,607
TOTAL LAND VALUE - MARKET		330,000
TOTAL MARKET VALUE		703,642
SOH/AGL Deduction		71,221
ASSESSED VALUE		632,421
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		632,421
TOTAL JUST VALUE		703,642
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		656,510

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0210347	ADDITION	24,000	10/01/2002
B00705	NEW CONSTR	94,852	01/01/1994

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1352/1014	9/26/2005	WD	Q	I		469,000	
GRANTOR: KIGHT JERRY E & JOY L							
GRANTEE: REICHERT SAMUEL W &							
0689/0771	9/30/1993	WD	Q	V		45,000	
GRANTOR: FEDERAL TRUST BANK							
GRANTEE: KIGHT JERRY & JOY							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1994] W4 N8 BAS=[YR=2002] N9 W2 N3 W15 S3 W1 S9 E18 \$ W18 N1 W31 S29 W1 S6 E6 N1 E3 FOP=[YR=1994] S7 E12 N4 W6 N3 W6 \$ E6 S3 E6 S4 E12 FGR=[YR=1994] S8 E23 N22 W22 S11 W1 S3 \$ N3 E1 N11 E20 N18 \$ PTR=E20 FUS=[YR=1994] E10 N16 E13 S20 W11 S12 W3 S1 W6 N1 W3 N16\$ W20\$.									