

HILL STEPHEN M/PATTERSON DONNELL
2932 SEA GRAPE DR S
FERNANDINA BEACH, FL 32034

00-00-30-044D-0024-0000

NASSAU COUNTY PROPERTY						PAGE 1 of 1		2
VALUATION SUMMARY								
VALUATION BY					STANDARD			
Tax Group: 2					Tax Dist:			
BUILDING MARKET VALUE					362,961			
TOTAL MARKET OB/XF VALUE					30,487			
TOTAL LAND VALUE - MARKET					165,000			
TOTAL MARKET VALUE					558,448			
SOH/AGL Deduction					237,711			
ASSESSED VALUE					320,737			
TOTAL EXEMPTION VALUE					HX HB		50,722	
BASE TAXABLE VALUE					270,015			
TOTAL JUST VALUE					558,448			
NCON VALUE					0			
INCOME VALUE								
PREVIOUS YEAR MKT VALUE					526,797			
PERMIT NUM				DESCRIPTION		AMT		ISSUED
20160867				CO ISSUED		0		07/29/2016
20161554				SWIM POOL		30,000		06/02/2016
20160867				NEW CONSTR		229,062		03/01/2016
SALES DATA								
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE
2063/1381		7/29/2016		WD	Q	I	01	352,000
GRANTOR:D S WARE HOMES LLC								
GRANTEE:HILL STEPHEN M & DO								
2030/0266		2/24/2016		SW	Q	V	01	86,000
GRANTOR:PARKWAY DUNES LLC								
GRANTEE:D S WARE HOMES LLC								
BUILDING NOTES								
BUILDING DIMENSIONS								
FOP=[YR=2016] W18 BAS=[YR=2016] W21 S47 FGR=[YR=2016] S23 E21 N9 FOP=[YR=2016] E18 N6 W18 S6\$ N14 W21\$ E21 S8 E18 N44 W18 N11\$ S11 E18 N11\$.								
ND UE	OTHER ADJUSTMENTS AND NOTES			YEAR	DENSITY	DECL	FRZ	YR CONSRV
65,000								
Common: 165,000 PRINTED 07/30/2025 BY SYS								