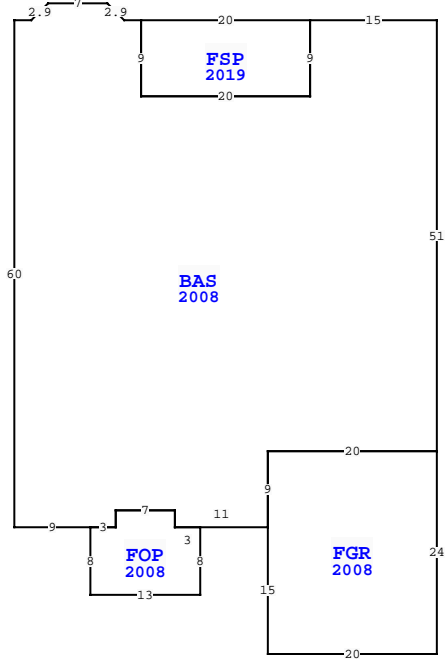


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	11	CLAY TILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1079.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,644	100	2008
FGR	480	55	2008
FOP	118	30	2008
FSP	180	40	2019
TOTALS	3,422		
			3,015
			500,727

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR	CUST	- 100%	- 2018							
Heated Area: 2644						HX Base Yr 2018					



NASSAU COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		500,727
TOTAL MARKET OB/XF VALUE		5,958
TOTAL LAND VALUE - MARKET		150,000
TOTAL MARKET VALUE		656,685
SOH/AGL Deduction		246,804
ASSESSED VALUE		409,881
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		359,159
TOTAL JUST VALUE		656,685
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		633,984

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20072142	CO ISSUED	0	07/02/2008
20072241	OTHER	5,980	12/17/2007
20072179	ELEC OTHER	2,000	12/06/2007
20072142	NEW CONSTR	251,000	11/30/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2567/1862	6/02/2022	WD	U	I	11	100
GRANTOR: PARTLETON CHRISTEN LE						
GRANTEE: PARTLETON CHRISTEN						
2069/1145	8/31/2016	WD	Q	I	01	419,000
GRANTOR: *CONFIDENTIAL*						
GRANTEE: PARTLETON CHRISTEN						

EXTRA FEATURES																
L N	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
1	0855	CONC PAVER	0	100	25	3			10.00	100	2008	2008	3	88	660	
2	0855	CONC PAVER	0	100	0	0			10.00	100	2008	2008	3	88	5,298	
TOTALS																
TOTAL OB/XF 5,958																

BUILDING NOTES														
629 E SPANISH WAY, FERNANDINA BEACH														
BLD DATE 03/24/2008 DJ LGL DATE 03/13/2024 MLU														
XF DATE														
INC DATE														

BUILDING DIMENSIONS														
BAS=[YR=2008] W15 FSP=[YR=2019] W20 S9 E20 N9\$ S9 W20 N9 W2														
U2 L2 W7 D2 L2 W2 S60 E9 FOP=[YR=2008] S8 E13 N8 W3 N2 W7														
S2 W3\$ E3 N2 E7 S2 E11 FGR=[YR=2008] S15 E20 N24 W20 S9\$ N9														
E20 N51\$.														

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	100	0003	R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	150,000.00	150,000.00	150,000							