BLOCK 14 LOT 4
AMELIA PARK PHASE 1 UNIT 6
PB 6/313-314

BERRY JIMMY FOSTER & LINDA L/E/
1513 LAKE PARK DR
FERNANDINA BEACH, FL 32034

2025

00-00-31-102P-0014-0040

BUILDING CHARACTERISTICS

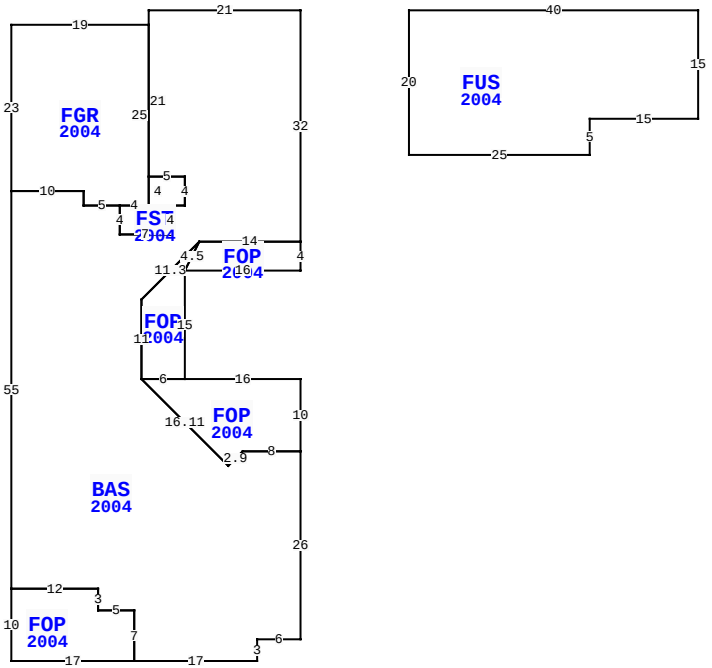
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1031.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,326	100	2004	2,326	453,886
FGR	455	55	2004	250	48,784
FOP	60	30	2004	18	3,512
FOP	86	30	2004	26	5,073
FOP	155	30	2004	46	8,977
FOP	174	30	2004	52	10,147
FST	48	55	2004	26	5,073
FUS	725	100	2004	725	141,474
TOTALS	4,029			3,469	676,927

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	11	3,469	136.4691	215.62	747,986	2004	2004	0	0	0	9.50	90.50

1 SFR CUST – 100% - 2005 Heated Area: 3051 HX Base Yr 2005



1513 LAKE PARK DR, FERNANDINA BEACH

BLD DATE		LGL DATE	05/08/2025 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2004	2004	3	87	3,045	
2	0877	JACUZZI	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2004	2004	3	21	210	
3	0810	CONCRETE A	0	100	60	4	240.00	SF	6.50	6.50	100	2004	2004	3	83	1,295	
4	0810	CONCRETE A	0	100	12	16	192.00	SF	6.50	6.50	100	2004	2004	3	83	1,036	
5	0910	SCRN RM L	0	100	15	16	240.00	SF	15.00	15.00	100	2004	2004	3	21	756	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		676,927
TOTAL MARKET OB/XF VALUE		6,342
TOTAL LAND VALUE - MARKET		250,000
TOTAL MARKET VALUE		933,269
SOH/AGL Deduction		517,805
ASSESSED VALUE		415,464
TOTAL EXEMPTION VALUE	HX HB VX	55,722
BASE TAXABLE VALUE		359,742
TOTAL JUST VALUE		933,269
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		852,645

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20100824	REMODEL	36,250	05/17/2010
20041801	REMODEL	3,000	10/06/2004
20041764	OTHER	1,000	09/30/2004
20040649	NEW CONSTR	183,000	04/01/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2425/1900	1/13/2021	LE	U	I	11	100
GRANTOR: BERRY JIMMY F & LINDA						
GRANTEE: BERRY JIMMY FOSTER						
1318/0780	5/19/2005	WD	Q	I	01	100
GRANTOR: BERRY JIMMY F & LINDA						
GRANTEE: BERRY JIMMY F & LIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] W21 S2 FGR=[YR=2004] W19 S23 E10 S2 E5 FST=[YR=2004] S4 E7 N4 E2 N4 W5 S4 W4 $ E4 N25 $ S21 E5 S4 W2 S4 W7 N4 W5 N2 W10 S55 FOP=[YR=2004] S10 E17 N7 W5 N3 W12 $ E12 S3 E5 S7 E17 N3 E6 N26 FOP=[YR=2004] N10 W16 FOP=[YR=2004] N15FOP=[YR=2004] E16N4W14 D4 L2 $ U4 R2 D8 L8 S11E6$W6 D12 R12 U2 R2 E8$ W8 D2 L2 U12 L12 N11 U8 R8 E14N32$ PTR= E15 FUS=[YR=2004] E40S15 W15 S5 W25 N20 $W15$.

LAND DESCRIPTION

TOTAL OB/XF 6,342

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	100		R-2	0.00	0.00	50.00	FF		1.00	1.00	1.00	5,000.00	5,000.00	250,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 250,000 Market: 0 Agricultural: 0 Common: 250,000 PRINTED 07/30/2025 BY SYS