

LOT 32A
IN OR 2163/253
NATURES WALK PB5/202

SNYDER KENT J & SAMANTHA L
1106 WASHINGTON CT
WOODSTOCK, GA 30188

2025

00-00-31-147L-032A-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	12	CEDAR 30
Roof Structure	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		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100

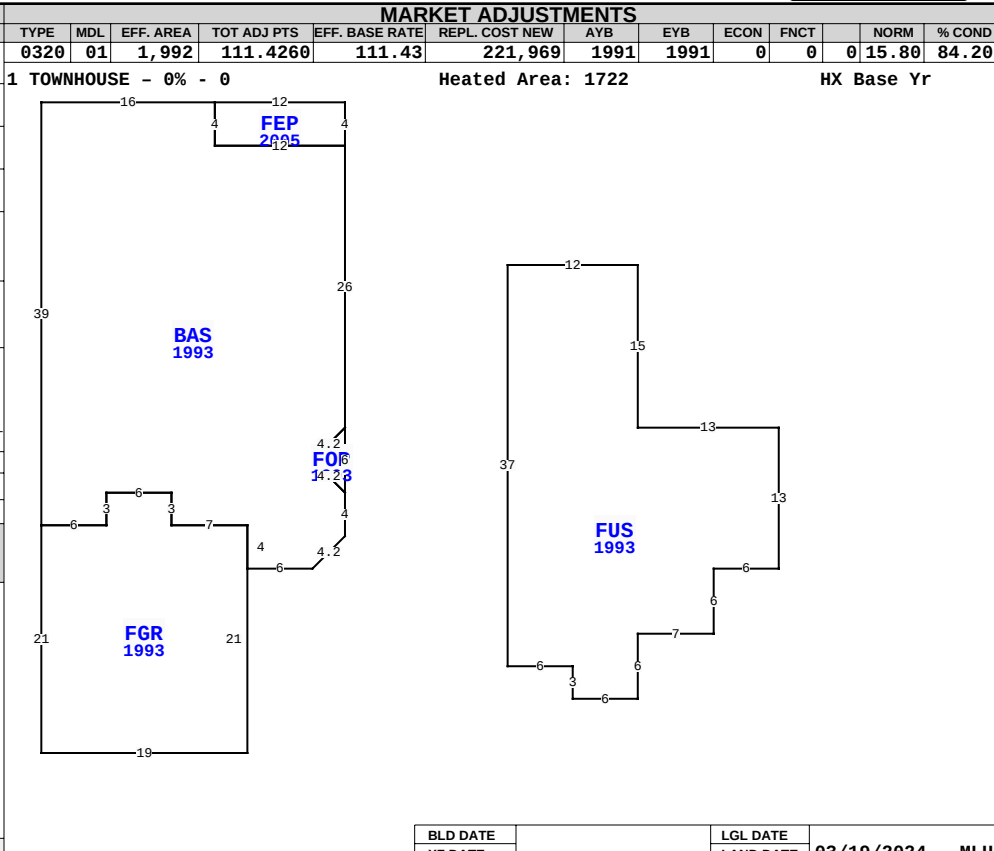
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1029.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,049	100	1993	1,049	98,421
FEP	48	80	2005	38	3,565
FGR	417	55	1993	229	21,485
FOP	9	30	1993	3	281
FUS	673	100	1993	673	63,143
TOTALS	2,196			1,992	186,898

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	
2	0810	CONCRETE A	0	0	48	16	768.00	SF	6.50	6.50	
3	0810	CONCRETE A	0	0	43	3	33.00	SF	6.50	6.50	
4	0810	CONCRETE A	0	0	60	3	180.00	SF	6.50	6.50	
5	0756	FEP	0	0	8	12	96.00	SF	27.00	27.00	
6	0755	FSP	0	0	8	8	64.00	SF	20.00	20.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	000100	C	RES	0	0006	R-1	0.00	0.00	1.00	UT	



2039 NATURES BEND DR	A, FERNANDINA BEACH	03/19/2024	MLU
BLD DATE	XF DATE	LGL DATE	
	INC DATE	LAND DATE	
		AG DATE	

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		186,898	
TOTAL MARKET OB/XF VALUE		7,313	
TOTAL LAND VALUE - MARKET		150,000	
TOTAL MARKET VALUE		344,211	
SOH/AGL Deduction		1,922	
ASSESSED VALUE		342,289	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		342,289	
TOTAL JUST VALUE		344,211	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		335,826	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20122177	REROOF W/30YR ARC	4,000	10/22/2012
20122110	H/AC	2,500	10/12/2012
20021272	INSTALL 4 OUTLETS	0	07/23/2002
20021222	ENCLOSE PORCH	0	07/16/2002
6603	NEW CONSTR	122,000	06/17/1991

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2163/0253	12/08/2017	WD	Q	I	02
GRANTOR: ZVOCH THOMAS B & MARG					SALE PRICE
GRANTEE: SNYDER KENT J & SAM					
1685/0261	6/15/2010	WD	U	I	14
GRANTOR: ZVOCH THOMAS B					100
GRANTEE: ZVOCH THOMAS B & MA					

BUILDING NOTES											
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BUILDING DIMENSIONS											
FEP=[YR=2005] W12 BAS=[YR=1993] W16 S39 FGR=[YR=1993] S21 E19 N21 W7 N3 W6 S3 W6 \$ E6 N3 E6 S3 E7 S4 E6 U3 R3 N4 FOP=[YR=1993] N6 L3 D3 D3 R3 \$ U3 L3 U3 R3 N26 W12 N4 \$ S4 E12N4 \$ PTR= E15S15 FUS=[YR=1993] S37E6S3E6N6E7N6E6N13W13N15W12\$ N15W15\$.											