

BROWN JUSTIN & KEESHA
6 PALMAS ST
SANTA RITA, GU 96915

00-00-31-163V-0007-0000

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall

Roof Structur

Roof Cover

Interior Wall

Interior Floo

Interior Floo

Air Condition

Heating Type

Bedrooms

Bathrooms

Frame

Stories

Units

Occupancy

Quality

DOR CODE

MAP NUM

NEIGHBORHOOD/LOC

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

16WD FR STUC 100

08IRREGULAR 100

03COMP SHNGL 100

05DRYWALL 100

11CLAY TILE 70

14CARPET 30

03CENTRAL 100

04AIR DUCTED 100

02WOOD FRAME 100

1.1. 100

0100NONE 100

03Quality Level 03

0100SINGLE FAMILY

01

1027.00

1,985

100

2004

1,985

275,246

TOTALS

2,643

2,285

316,845

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCT% CONDD

0900012,285116.7180154.07352,0502004200400010.0090.00

1 SNGL FAM - 100% - 2019Heated Area: 1985HX Base Yr 2019

FOP
2004

BAS
2004

FGR
2004

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/13/2025MLU

EXTRA FEATURES

832 W PARKVIEW PL, FERNANDINA BEACH

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

10810CONCRETE A01004016640.00SF6.506.50100200420043833,453

20810CONCRETE A0100343102.00SF6.506.5010020042004383550

30810CONCRETE A01001216192.00SF6.506.50100200420043831,036

LAND DESCRIPTION

TOTAL OB/XF5,039

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1000134CRES POND1000003R-175.00100.001.00LT1.001.001.10200,000.00220,000.00220,000

REVIEW DATE

01/14/2021

BY

TWA

Total Acres: 0.00

Total Land Value: 220,000

Market: 0

Agricultural: 0

Common: 220,000

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NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE316,845

TOTAL MARKET OB/XF VALUE5,039

TOTAL LAND VALUE - MARKET220,000

TOTAL MARKET VALUE541,884

SOH/AGL Deduction283,919

ASSESSED VALUE257,965

TOTAL EXEMPTION VALUE50,722

HX HBBASE TAXABLE VALUE207,243

TOTAL JUST VALUE541,884

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE471,810

PERMIT NUM

DESCRIPTION

AMT

ISSUED

20041847OTHER2,00010/12/2004

20040859NEW CONSTR140,00005/07/2004

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE

2003/14119/03/2015WDQI02300,000

GRANTOR:SIEGEL MARY T P/R

GRANTEE:BROWN JUSTIN & KEES

1273/067711/12/2004WDQI274,000

GRANTOR:JAMES R HANNAH INC

GRANTEE:CLAYTON ANTHONY J

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] W46 FOP=[YR=2004] W12 S9 E12 N9\$ S9 W12 S38 E13 N3 FOP=[YR=2004] E19 N6 W13 N4 W6 S10\$ N10 E6 S4 E13 N2 E6 FGR=[YR=2004] S13 E20 N20 W16 N3 W4 S10\$ N10 E4 S3 E16 N29\$.