

LOTS 62 & 63
GOLFSIDE AT SUMMER BEACH #1
PB 5/114-118

BARTH BRIAN/HOTZ-BARTH CARRIE
1731 REGATTA DRIVE
FERNANDINA BEACH, FL 32034

2025

00-SB-30-065A-0062-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 80
Interior Wall	08	DECORATIVE 20
Interior Floo	11	CLAY TILE 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		5 100
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	03
NEIGHBORHOOD/LOC	3019.00		

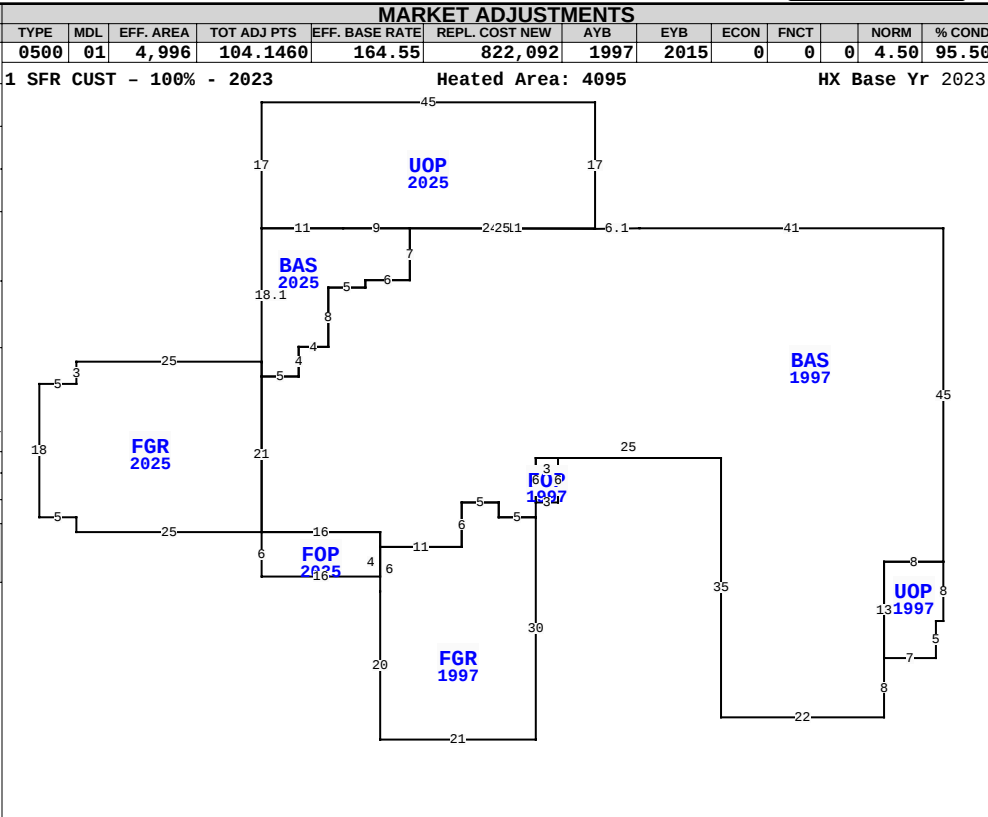
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,849	100	1997	3,849	604,852
BAS	246	100	2025	246	38,657
FGR	596	55	1997	328	51,543
FGR	665	55	2025	366	57,515
FOP	18	30	1997	5	786
FOP	96	30	2025	29	4,557
UOP	99	20	1997	20	3,143
UOP	765	20	2025	153	24,043

TOTALS	6,334			4,996	785,098
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0504	FP-ELECTRI	0	100	0	0	2.00	UT	2,000.00
2	0855	CONC PAVER	0	100	0	0	1,738.00	SF	7.00
3	0855	CONC PAVER	0	100	0	0	269.00	SF	7.00
4	0861	POOL GUNIT	0	100	0	0	338.00	SF	85.00
9	0855	CONC PAVER	0	100	0	0	108.00	SF	10.00
10	0855	CONC PAVER	0	100	0	0	550.00	SF	10.00
11	0855	CONC PAVER	0	100	0	0	454.00	SF	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000140	C	RES GOLF	100		PUD	0.00	0.00	2.00

REVIEW DATE 04/24/2024 BY DJ



1731 REGATTA DR, FERNANDINA BEACH

TOTAL OB/XF														33,091
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	0504	FP-ELECTRI	0	100	0	0	2.00	UT	2,000.00	2,000.00	100	1997	1997	3
2	0855	CONC PAVER	0	100	0	0	1,738.00	SF	7.00	7.00	100	2013	2013	3
3	0855	CONC PAVER	0	100	0	0	269.00	SF	7.00	7.00	100	2013	2013	3
4	0861	POOL GUNIT	0	100	0	0	338.00	SF	85.00	85.00	100	1997	2010	3
9	0855	CONC PAVER	0	100	0	0	108.00	SF	10.00	10.00	100	2025	2024	100
10	0855	CONC PAVER	0	100	0	0	550.00	SF	10.00	10.00	100	2025	2024	100
11	0855	CONC PAVER	0	100	0	0	454.00	SF	10.00	10.00	100	2025	2024	100

TOTAL OB/XF														33,091
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	000140	C	RES GOLF	100			PUD	0.00	0.00	2.00	LT	1.00	1.00	0.60

Total Acres: 0.00 Total Land Value: 600,000 Market: 0 Agricultural: 0 Common: 600,000

NASSAU COUNTY PROPERTY										PAGE 1 of 1	8
VALUATION SUMMARY										STANDARD	
VALUATION BY										STANDARD	
Tax Group: 8										Tax Dist:	
BUILDING MARKET VALUE										785,098	
TOTAL MARKET OB/XF VALUE										33,091	
TOTAL LAND VALUE - MARKET										600,000	
TOTAL MARKET VALUE										1,418,189	
SOH/AGL Deduction										459,068	
ASSESSED VALUE										959,121	
TOTAL EXEMPTION VALUE										50,722	
BASE TAXABLE VALUE										908,399	
TOTAL JUST VALUE										1,418,189	
NCON VALUE										139,783	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										1,249,567	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23005484	ADTIN/RMDL	375,000	04/27/2023
B9704031	SWIM POOL	14,000	06/01/1997
B9603483	NEW CONSTR	151,349	11/01/1996

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2562/0939	5/11/2022	WD	Q	I	02	1,200,000	
GRANTOR: BUTLER SAMUEL D LIVIN							
GRANTEE: BARTH BRIAN & CARRI							
1448/0206	9/28/2006	WD	Q	I	01	100	
GRANTOR: BUTLER SAMUEL D							
GRANTEE: BUTLER SAMUEL D TRU							

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=1997;ORIG=-12,-35] W41 D0.1L6.1 U0.1L24.11 S7 W6 S1 W5 S8 W4 S4 W5 S21 E16 S2 E11 N6 E5 S2 E5 N2 N6 E25 S35 E22 N8 N13 E8 N45 \$									
FGR=[YR=1997;ORIG=-88,14] S20 E21 N30 W5 N2 W5 S6 W11 S6 \$									
BAS=[YR=2025;ORIG=-93,-35] W11 D18.1L0 D1.11R0 E5 N4 E4 N8 E5 N1 E6 N7 W9 \$									
UOP=[YR=1997;ORIG=-20,23] E7 N5 E1 N8 W8 S13 \$									
FOP=[YR=2025;ORIG=-104,6] S6 E16 N4 N2 W16 \$									
FOP=[YR=1997;ORIG=-67,2] E3 N6 W3 S6 \$									
FGR=[YR=2025;ORIG=-104,-17] W25 S3 W5 S18 E5 S2 E25 N21 N2 \$									
UOP=[YR=2025;ORIG=-104,-52] S17 E11 E9 E25 N17 W45 \$									

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000140	C	RES GOLF	100		PUD	0.00	0.00	2.00

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