

LOT 97
IN OR 1990/225
GOLF SIDE AT SUMMER BEACH #1

SHARPE DAVID & KATHLEEN REV TRUST/SHARPE KATHLEEN
1611 REGATTA DRIVE
FERNANDINA BEACH, FL 32034

2025

00-SB-30-065A-0097-0000



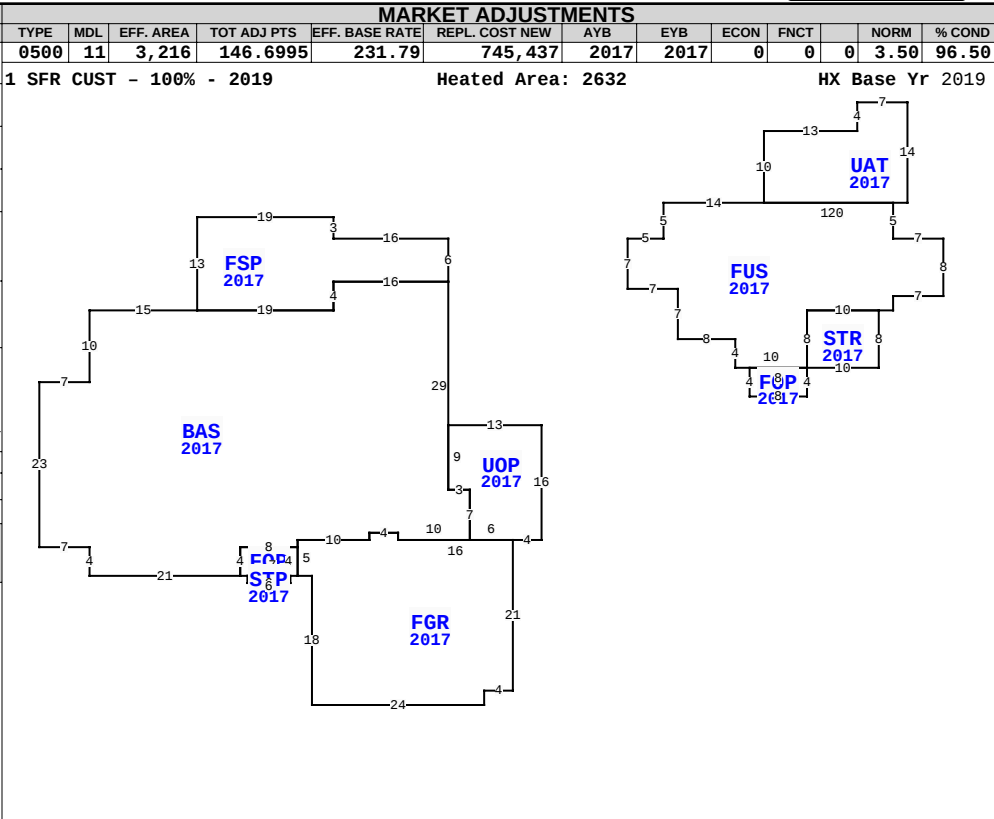
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 60
Interior Floor	12	HARDWOOD 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories		2. 100
Units		0 100

Quality	04	Quality Level 04
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	1,955	100	2017	1,955	437,289
FGR	650	55	2017	358	80,077
FOP	32	30	2017	10	2,237
FOP	32	30	2017	10	2,237
FSP	343	40	2017	137	30,644
FUS	677	100	2017	677	151,430
STP	6	10	2017	1	224
STR	80	10	2017	8	1,789
UAT	228	10	2017	23	5,144
UOP	187	20	2017	37	8,276
TOTALS	4,190			3,216	719,347

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
2	0855	CONC PAVER	0 100	0	0	958.00	SF	7.00	7.00
3	0855	CONC PAVER	0 100	0	0	194.00	SF	7.00	7.00
4	0855	CONC PAVER	0 100	0	0	357.00	SF	7.00	7.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100		PUD	0.00	0.00	1.00



1611 REGATTA DR, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 8					Tax Dist:				
BUILDING MARKET VALUE					719,347				
TOTAL MARKET OB/XF VALUE					13,536				
TOTAL LAND VALUE - MARKET					350,000				
TOTAL MARKET VALUE					1,082,883				
SOH/AGL Deduction					368,236				
ASSESSED VALUE					714,647				
TOTAL EXEMPTION VALUE					50,722				
BASE TAXABLE VALUE					663,925				
TOTAL JUST VALUE					1,082,883				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					1,050,127				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17002825	CO ISSUED	0	04/03/2017
B1632474	NEW CONSTR	330,789	06/09/2016

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1990/0225	6/23/2015	WD	Q	V	01	165,000	
GRANTOR: KRUEGER GENEVIEVE P T							
GRANTEE: SHARPE DAVID & KATH							
1717/1196	1/03/2011	QC	U	V	11	100	
GRANTOR: KRUEGER GENEVIEVE P							
GRANTEE: KRUEGER GENEVIEVE P							

BUILDING NOTES									
BUILDING DIMENSIONS									
FSP=[YR=2017] W16 N3 W19 S13 BAS=[YR=2017] W15 S10 W7 S23 E7 S4 E21 FOP=[YR=2017] E1 STP=[YR=2017] S1 E6 N1 W6\$ E7 FGR=[YR=2017] E2 S18 E24 N2 E4 N21 UOP=[YR=2017] E4 N16 W13 S9 E3 S7 E6\$ W16 N1 W4 S1 W10 S5\$ N4 W8 S4\$ N4 E8 N1 E10 N1 E4 S1 E10 N7 W3 N29 W16 S4 W19 \$ E19 N4 E16 N6\$ PTR=E25 FUS=[YR=2017] E5 N5 E14 UAT=[YR=2017] N10 E13 N4 E7 S14 W20\$ E18 S5 E7 S8 W7 S2 W2 STR=[YR=2017] S8 W10 N8 E10\$ W10 S8 FOP=[YR=2017] S4 W8 N4 E8\$ W10 N4 W8N7 W7 N7\$ W25\$.									