

LOT 142  
GOLFSIDE @ SUMMER BEACH #1  
PB 5/114-118

BURTON LYNN C LIVING TRUST  
4731 YACHTSMANS DRIVE  
FERNANDINA BEACH, FL 32034

2025

00-SB-30-065A-0142-0000



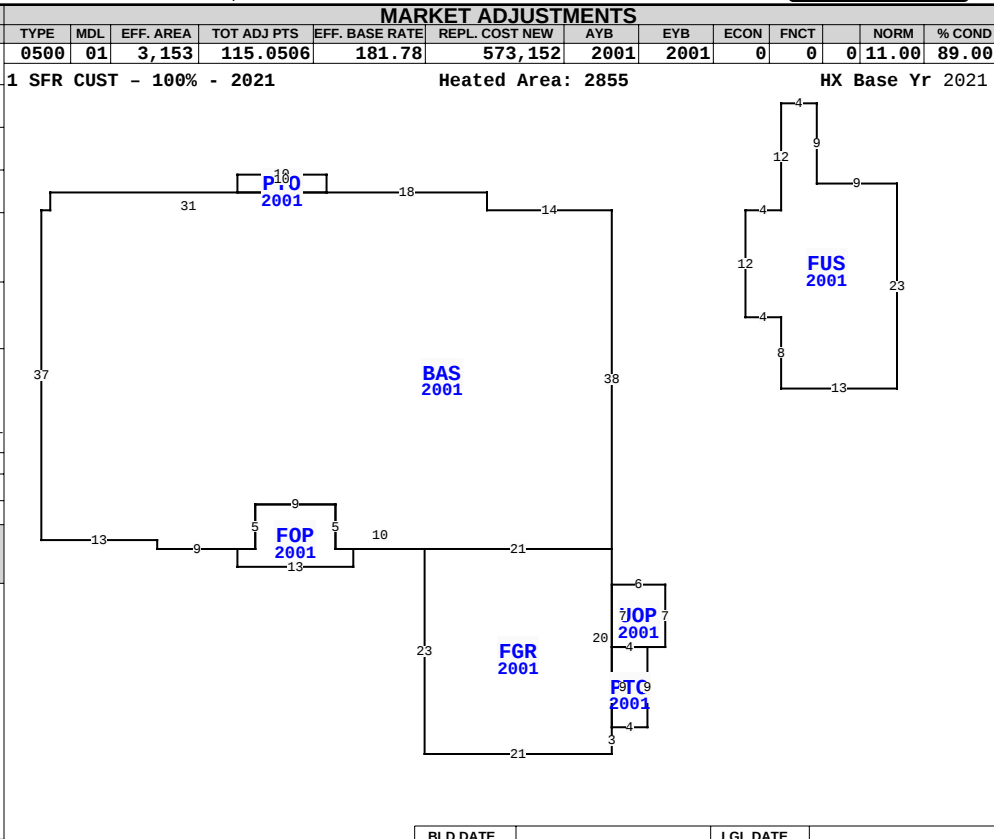
| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 10 | ABOVE AVG 100  |
| Roof Structur            | 08 | IRREGULAR 100  |
| Roof Cover               | 03 | COMP SHNGL 100 |
| Interior Wall            | 05 | DRYWALL 100    |
| Interior Floo            | 11 | CLAY TILE 70   |
| Interior Floo            | 14 | CARPET 30      |
| Air Condition            | 03 | CENTRAL 100    |
| Heating Type             | 04 | AIR DUCTED 100 |
| Bedrooms                 |    | 4 100          |
| Bathrooms                |    | 3 100          |
| Frame                    | 02 | WOOD FRAME 100 |
| Stories                  | 2. | 2. 100         |
| Units                    |    | 0 100          |
| Occupancy                | 00 | NONE 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       | 2,472            | 100         | 2001 | 2,472        | 399,930              |
| FGR       | 483              | 55          | 2001 | 266          | 43,034               |
| FOP       | 71               | 30          | 2001 | 21           | 3,397                |
| FUS       | 383              | 100         | 2001 | 383          | 61,964               |
| PTO       | 20               | 5           | 2001 | 1            | 162                  |
| PTO       | 36               | 5           | 2001 | 2            | 324                  |
| UOP       | 42               | 20          | 2001 | 8            | 1,294                |
| TOTALS    | 3,507            |             |      | 3,153        | 510,105              |

| EXTRA FEATURES |            |             |     |     |   |   |          |    |          |
|----------------|------------|-------------|-----|-----|---|---|----------|----|----------|
| L N            | OB/XF CODE | DESCRIPTION | BLD | CAP | L | W | UNITS    | UT | Adj R    |
| 1              | 0500       | FP-PRE FAB  | 0   | 100 | 0 | 0 | 1.00     | UT | 3,500.00 |
| 2              | 0855       | CONC PAVER  | 0   | 100 | 0 | 0 | 1,712.00 | SF | 7.00     |
| 3              | 0855       | CONC PAVER  | 0   | 100 | 0 | 0 | 156.00   | SF | 7.00     |
| 4              | 0855       | CONC PAVER  | 0   | 100 | 0 | 0 | 270.00   | SF | 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        |



| TOTAL OB/XF |            |             |     |     |   |   |          |    |          |
|-------------|------------|-------------|-----|-----|---|---|----------|----|----------|
| L N         | OB/XF CODE | DESCRIPTION | BLD | CAP | L | W | UNITS    | UT | Adj R    |
| 1           | 0500       | FP-PRE FAB  | 0   | 100 | 0 | 0 | 1.00     | UT | 3,500.00 |
| 2           | 0855       | CONC PAVER  | 0   | 100 | 0 | 0 | 1,712.00 | SF | 7.00     |
| 3           | 0855       | CONC PAVER  | 0   | 100 | 0 | 0 | 156.00   | SF | 7.00     |
| 4           | 0855       | CONC PAVER  | 0   | 100 | 0 | 0 | 270.00   | SF | 7.00     |

| TOTAL OB/XF |            |             |     |     |   |     |       |      |       |
|-------------|------------|-------------|-----|-----|---|-----|-------|------|-------|
| L N         | OB/XF CODE | DESCRIPTION | BLD | CAP | L | W   | UNITS | UT   | Adj R |
| 1           | 000100     | C           | RES | 100 |   | PUD | 0.00  | 0.00 | 1.00  |

| NASSAU COUNTY PROPERTY    |  | PAGE 1 of 1 | 8      |
|---------------------------|--|-------------|--------|
| VALUATION SUMMARY         |  |             |        |
| VALUATION BY              |  | STANDARD    |        |
| Tax Group: 8              |  | Tax Dist:   |        |
| BUILDING MARKET VALUE     |  | 510,105     |        |
| TOTAL MARKET OB/XF VALUE  |  | 16,859      |        |
| TOTAL LAND VALUE - MARKET |  | 350,000     |        |
| TOTAL MARKET VALUE        |  | 876,964     |        |
| SOH/AGL Deduction         |  | 216,443     |        |
| ASSESSED VALUE            |  | 660,521     |        |
| TOTAL EXEMPTION VALUE     |  | HX HB       | 50,722 |
| BASE TAXABLE VALUE        |  | 609,799     |        |
| TOTAL JUST VALUE          |  | 876,964     |        |
| NCON VALUE                |  | 0           |        |
| INCOME VALUE              |  |             |        |
| PREVIOUS YEAR MKT VALUE   |  | 854,053     |        |

| PERMIT NUM | DESCRIPTION | AMT     | ISSUED     |
|------------|-------------|---------|------------|
| B0007737   | NEW CONSTR  | 132,000 | 11/01/2000 |

| SALES DATA                     |            |           |     |     |        |
|--------------------------------|------------|-----------|-----|-----|--------|
| OFF RECORD Number              | DATE       | TYPE INST | Q U | V I | RSN CD |
| 2527/1673                      | 1/05/2022  | QC        | U   | I   | 11     |
| GRANTOR: BURTON LYNN           |            |           |     |     |        |
| GRANTEE: BURTON LYNN C LIVIN   |            |           |     |     |        |
| 2399/0729                      | 10/08/2020 | WD        | Q   | I   | 01     |
| GRANTOR: SISSON SUSANNAH & CHA |            |           |     |     |        |
| GRANTEE: BURTON LYNN           |            |           |     |     |        |

| BUILDING NOTES                                                                                                                                                                                                                                                                                                             |  |  |  |  |  |  |  |  |  |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|
| BUILDING DIMENSIONS                                                                                                                                                                                                                                                                                                        |  |  |  |  |  |  |  |  |  |
| BAS=[YR=2001] W14 N2 W18 PTO=[YR=2001] N2 W10 S2 E10 \$ W31 S2 W1 S37 E13 S1 E9 FOP=[YR=2001] S2 E13 N2 W2 N5 W9 S5 W2 \$ E2 N5 E9 S5 E10 FGR=[YR=2001] S23 E21 N3 PTO=[YR=2001] E4 N9 UOP=[YR=2001] E2 N7 W6 S7 E4 \$ W4 S9 \$ N20 W21 \$ E21 N38 \$ PTR= E15 FUS=[YR=2001] E4 N12 E4 S9 E9 S23 W13 N8 W4 N12 \$ W15 \$ . |  |  |  |  |  |  |  |  |  |