

LOT 7
IN OR 1295/746
SEA MARSH VLG UNIT 2 PB 4/16

NOTAR JOHN J & MARTHA Y
3226 NW THURMAN ST
PORTLAND, OR 97210

2025

01-6N-29-0300-0007-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 90
Interior Wall	08	DECORATIVE 10
Interior Floo	14	CARPET 60
Interior Floo	13	LVT/LAMNT 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	10
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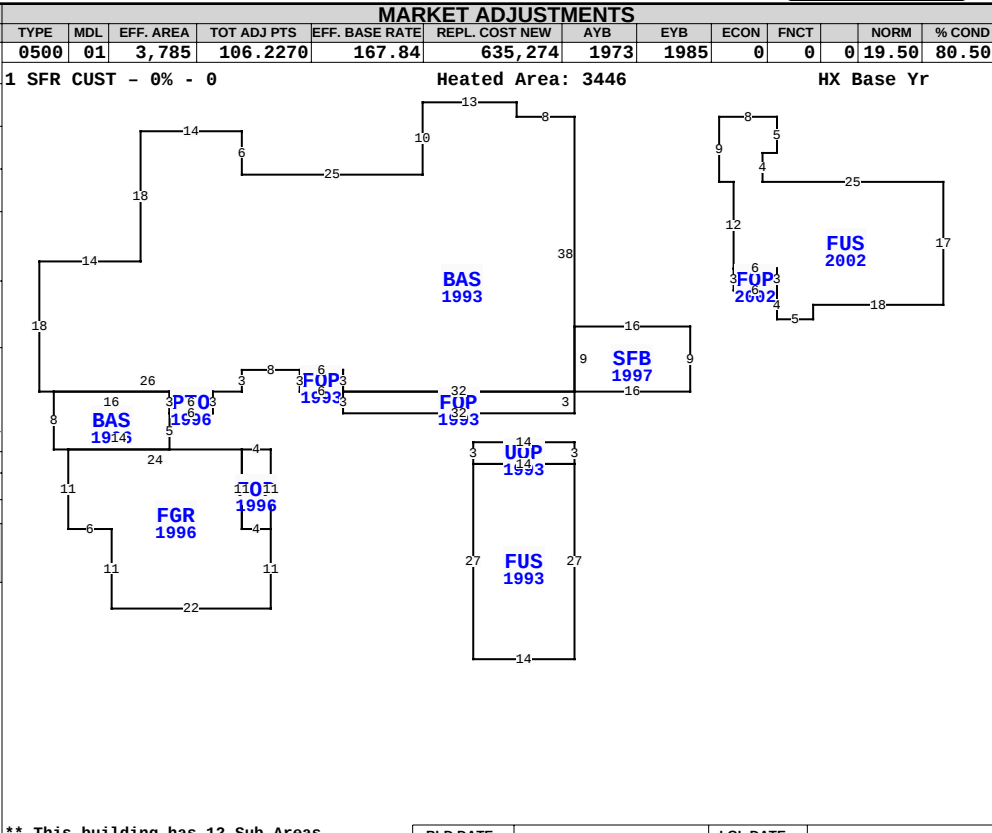
NEIGHBORHOOD/LOC	10001.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,288	100	1993	2,288	309,134
BAS	128	100	1996	128	17,295
FGR	506	55	1996	278	37,561
FOP	18	30	1993	5	675
FOP	96	30	1993	29	3,918
FOP	44	30	1996	13	1,757
FOP	18	30	2002	5	675
FUS	378	100	1993	378	51,072
FUS	537	100	2002	537	72,555
PTO	18	5	1996	1	135
TOTALS	4,217			3,785	511,396

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS

L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0504	FP-ELECTRI	0	0	0
2	1242	WD DECK A	0	0	0
3	1242	WD DECK A	0	0	0
4	0444	BOX FNC 4'	0	0	0
5	0445	BOX FNC 5'	0	0	0
6	0810	CONCRETE A	0	0	0
7	0861	POOL GUNIT	0	0	0
8	0877	JACUZZI	0	0	0
9	0855	CONC PAVER	0	0	0
10	0910	SCRN RM L	0	0	0

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	RES	0	



** This building has 12 Sub-Areas

11 WATER OAK, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

03/14/2024 MLU

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 2	
VALUATION BY		STANDARD	
Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		511,396	
TOTAL MARKET OB/XF VALUE		33,770	
TOTAL LAND VALUE - MARKET		500,000	
TOTAL MARKET VALUE		1,045,166	
SOH/AGL Deduction		132,779	
ASSESSED VALUE		912,387	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		912,387	
TOTAL JUST VALUE		1,045,166	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,023,848	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24232	REMODEL	8,500	12/01/2010
B0210533	XFOB	12,580	12/02/2002
B9502206	ADDITION	41,200	09/01/1995
B9513754	ADDITION	40,000	09/01/1995
0126	REPAIR/RRF	4,400	10/01/1993

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1295/0746	2/15/2005	WD	Q	I	
GRANTOR: MICHEL RONALD & TODD					SALE PRICE
GRANTEE: NOTAR JOHN J & MART					890,000
1027/0909	12/28/2001	WD	U	I	07
GRANTOR: HARTMAN FREDERICK D &					100
GRANTEE: MICHEL RONALD R & T					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W8 N2 W13 S10 W25 N6 W14 S18 W14 S18 E2									
BAS=[YR=1996] S8 E2 FGR=[YR=1996] S11 E6 S11 E22 N11									
FOP=[YR=1996] N11 W4 S11E4\$ W4 N11 W24 \$ E14 N5 PTO=[YR=1996]									
E6 N3 W6 S3 \$ N3 W16 \$E26 N3 E8 FOP=[YR=1993] S3 E6									
FOP=[YR=1993] S3 E32 N3 SFB=[YR=1997] E16 N9 W16 S9 \$ W32 \$									
N3 W6 \$ E6 S3 E32 N38 \$ PTR= E20 FUS=[YR=2002] E8 S5 W2 S4									
E25 S17 W18 S2 W5 N4 FOP=[YR=2002] W6 N3 E6 S3 \$ N3 W6 N12									
W2 N9 \$ W20 \$ PTR= S45 UOP=[YR=1993] S3 FUS 1993= S27 W14 N27									
E14 \$ W14 N3 E14 \$ N45 \$.									

