



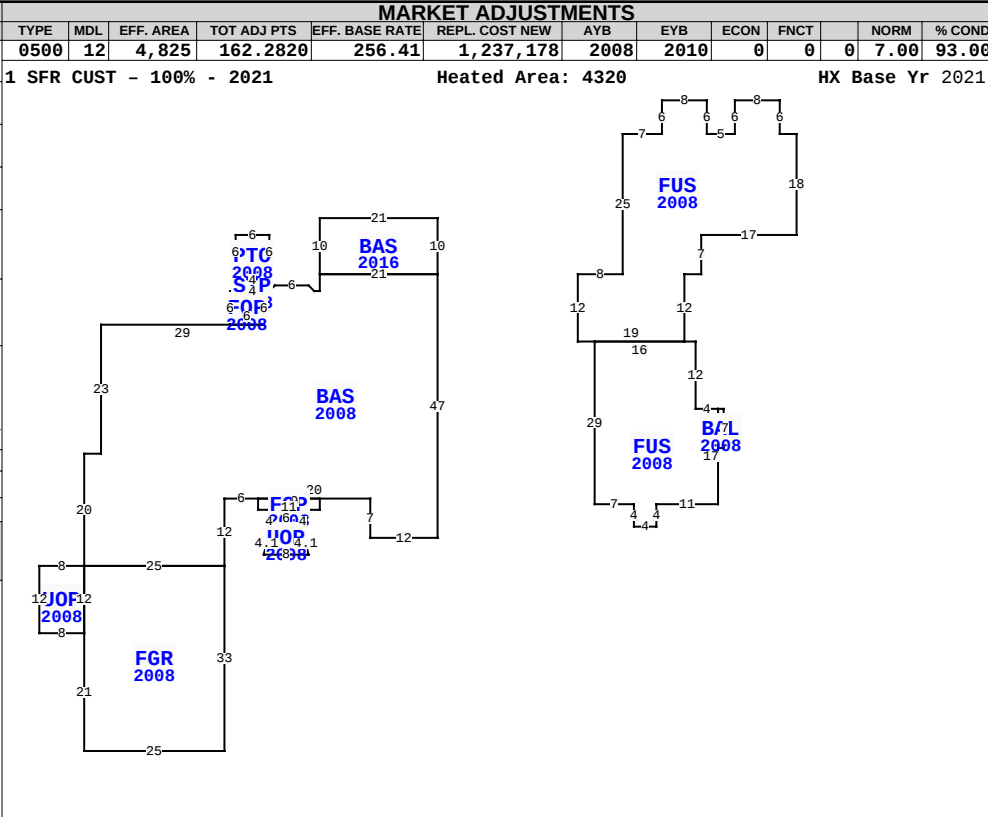
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 60
Interior Floor	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		10

NEIGHBORHOOD/LOC					
10001.00					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAL	7	15	2008	1	238
BAS	2,524	100	2008	2,524	601,876
BAS	210	100	2016	210	50,077
FGR	825	55	2008	454	108,261
FOP	22	30	2008	7	1,669
FOP	36	30	2008	11	2,624
FUS	606	100	2008	606	144,507
FUS	980	100	2008	980	233,692
PTO	44	5	2008	2	477
STP	8	10	2008	1	238

TOTALS	5,410			4,825	1,150,576
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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	216.00	SF	10.00
3	0855	CONC PAVER	0	100	0	0	2,617.00	SF	10.00



** This building has 12 Sub-Areas

122 SEA MARSH RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/14/2024
INC DATE		AG DATE	MLU

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
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2008	2008	3	91	3,185	
2	0855	CONC PAVER	0	100	0	0	216.00	SF	10.00	10.00	100	2008	2008	3	88	1,901	
3	0855	CONC PAVER	0	100	0	0	2,617.00	SF	10.00	10.00	100	2008	2008	3	88	23,030	

LAND DESCRIPTION										TOTAL OB/XF										28,116	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	L VA				
1	000100	C	RES	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	500,000.00	500,000.00					
REVIEW DATE			08/10/2020	BY	KW	Total Acres: 0.00			Total Land Value: 500,000			Market: 0			Agricultural: 0						

NASSAU COUNTY PROPERTY		PAGE 1 of 1	5
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		1,150,576	
TOTAL MARKET OB/XF VALUE		28,116	
TOTAL LAND VALUE - MARKET		500,000	
TOTAL MARKET VALUE		1,678,692	
SOH/AGL Deduction		571,564	
ASSESSED VALUE		1,107,128	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		1,056,406	
TOTAL JUST VALUE		1,678,692	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,626,592	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1632761	ADDITION	9,166	07/01/2016
M13085	MECH OTHER	0	07/01/2007
E18998	ELEC OTHER	3,000	04/01/2007
P12310	OTHER	0	04/01/2007
C19500	CO ISSUED	0	02/01/2007
B19500	NEW CONSTR	204,468	02/01/2007

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2399/1383	10/09/2020	WD	Q	I	01	1,150,000	
GRANTOR: KETTUNEN WILLIAM J &							
GRANTEE: CLINKSCALES FRANCES							
1232/0811	5/21/2004	WD	Q	V		168,000	
GRANTOR: LONE STAR CORPORATION							
GRANTEE: KETTUNEN WILLIAM J							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2016] W21 S10 BAS=[YR=2008] S3 W1 U1 L1 W6 D1 L1 W1 STP=[YR=2008] N2 PTO=[YR=2008] N2 E1 N6 W6 S6 E1 S2 E4\$ W4 S2 FOP=[YR=2008] W2 S6 E6 N6 W4\$ E4\$ S6 W29 S23 W3 S20 UOP=[YR=2008] W8 S12 E8 FGR=[YR=2008] S21 E25 N33 W25 S12\$ N12\$ E25 N12 E6 FOP=[YR=2008] S2 E2 UOP=[YR=2008] S4 D4 L1 E8 U4 L1 N4 W6\$ E9 N2 W11\$ E20 S7 E12 N47 W21\$ E21 N10\$ PTR=E25 S10 FUS=[YR=2008] E8 N25 E7 N6 E8 S6 E5 N6 E8 S6 E3 S18 W17 S7 W3 S12 FUS=[YR=2008] E2 S12 E4 BAL=[YR=2008] E1S7 W1 N7\$ S17 W11 S4 W4 N4 W7 N29 E16\$ W19 N12\$ N10 W25\$.									