

LOT 32
IN OR 2190/488
SEA MARSH VILLAGE UNIT 1

FONTAINE FAMILY REV LVG TRUST/FONTAINE ROBERT J TR
22 RED MAPLE RD
FERNANDINA BEACH, FL 32034

2025

01-6N-29-1900-0032-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 90
Interior Wall	08 DECORATIVE 10
Interior Floo	14 CARPET 60
Interior Floo	15 HARDTILE 40
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100

Quality 05 Quality Level 05
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
BAS	3,174	100	1999	3,174	616,050
FGR	642	55	1999	353	68,514
FOP	42	30	1999	13	2,524
FST	252	55	1999	139	26,979
PTO	965	5	1999	48	9,316
UOP	11	20	1999	2	389
UOP	13	20	1999	3	582
UOP	18	20	1999	4	776
UOP	135	20	1999	27	5,240

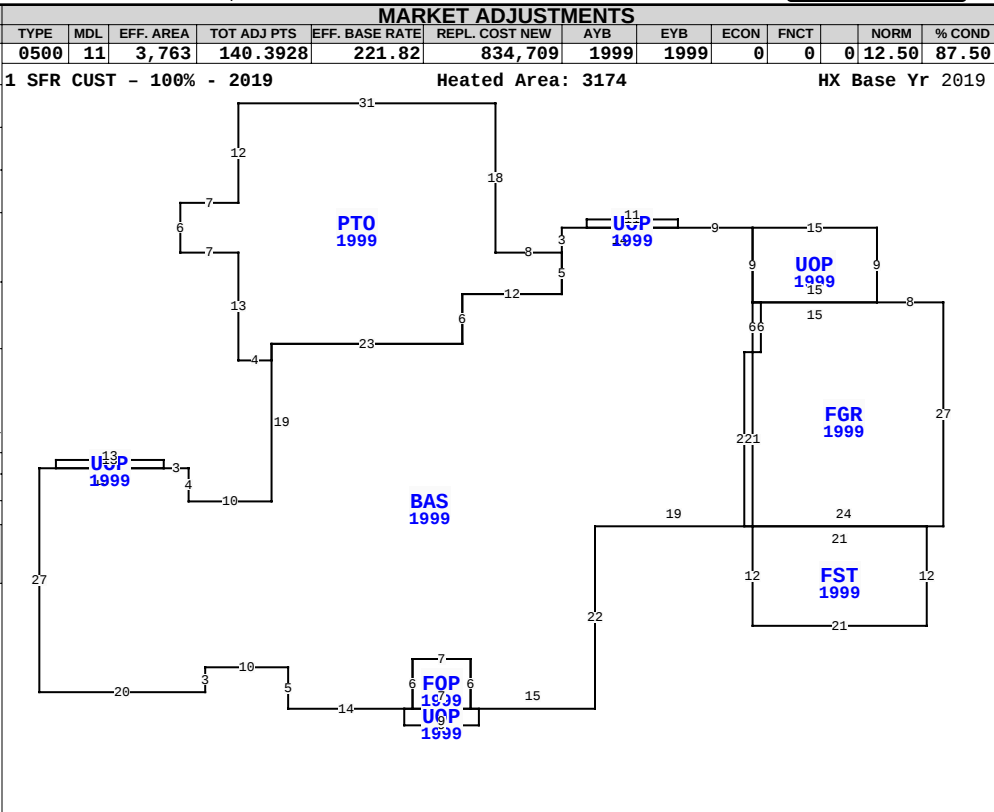
TOTALS 5,252 3,763 730,370

EXTRA FEATURES

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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1999	1999	3	81	1,620	
2	0810	CONCRETE A	0	100	0	0	1,794.00	SF	6.50	6.50	100	1999	1999	3	75	8,746	
3	0810	CONCRETE A	0	100	0	0	222.00	SF	6.50	6.50	100	1999	1999	3	75	1,082	
4	1126	CB/STC 8"	0	100	0	0	84.00	SF	8.00	8.00	100	1999	1999	3	75	504	
5	0858	SCULP CONC	0	100	0	0	272.00	SF	13.00	13.00	100	1999	1999	3	93	3,288	
6	0879	FISH POOL	0	100	8	11	88.00	SF	14.00	14.00	100	1999	1999	3	21	259	
7	0879	FISH POOL	0	100	0	0	58.00	SF	14.00	14.00	100	1999	1999	3	21	171	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000140	C	RES GOLF	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	700,000.00	700,000.00	700,000							



22 RED MAPLE RD, FERNANDINA BEACH

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

TOTAL OB/XF 15,670

NASSAU COUNTY PROPERTY		PAGE 1 of 1	5
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE			730,370
TOTAL MARKET OB/XF VALUE			15,670
TOTAL LAND VALUE - MARKET			700,000
TOTAL MARKET VALUE			1,446,040
SOH/AGL Deduction			789,170
ASSESSED VALUE			656,870
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			606,148
TOTAL JUST VALUE			1,446,040
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			1,363,381

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9805362	NEW CONSTR	341,220	09/01/1998

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2190/0488	4/16/2018	WD Q	I	01	
GRANTOR: TOOMEY MICHAEL A & GL					
GRANTEE: FONTAINE FAMILY REV					
0774/1883	10/25/1996	WD Q	V		
GRANTOR: DETAMORE WALTER A & C					
GRANTEE: TOOMEY MICHAEL A &					

05/07/2025 MLU

BUILDING NOTES

BUILDING DIMENSIONS
FGR=[YR=1999] W8 UOP=[YR=1999] N9 W15 BAS=[YR=1999] W9
UOP=[YR=1999] N1 W11 S1 E11 \$ W14 S3 PTO=[YR=1999] W8 N18
W31 S12 W7 S6 E7 S13 E4 N2 E23 N6 E12 N5 \$ S5 W12 S6 W23 S19
W10 N4 W3 UOP=[YR=1999] N1 W13 S1 E13 \$ W15 S27 E20 N3 E10
S5 E14 UOP=[YR=1999] S2 E9 N2 W9 \$ E1 FOP=[YR=1999] E7 N6
W7 S6 \$ N6 E7 S6 E15 N22 E19 FST=[YR=1999] S12 E21 N12 W21 \$
N21 E1 N6 W1 N9 \$ S9 E15 \$ W15 S6 W1 S21 E24 N27 \$.