

LOT 44
IN OR 1890/1748
SEA MARSH VILLAGE 1 PB 4/11

STORY MARY ELIZABETH (1/2 INT)/IRREV TRUST F/B/O H
29 SEA MARSH RD
FERNANDINA BEACH, FL 32034

2025

01-6N-29-1900-0044-0000



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS												NASSAU COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1 5														
Exterior Wall	12	CEDAR 100	0500	11	4,591	116.7020	184.39	846,534	1975	1980	0	0	0	22.00	78.00	VALUATION SUMMARY													
Roof Structur	08	IRREGULAR 100	1 SFR CUST - 50% - 2017														Heated Area: 4011												
Roof Cover	03	COMP SHNGL 100															HX Base Yr 2017												
Interior Wall	05	DRYWALL 90																											
Interior Wall	08	DECORATIVE 10																											
Interior Floo	12	HARDWOOD 50																											
Interior Floo	14	CARPET 50																											
Air Condition	03	CENTRAL 100																											
Heating Type	04	AIR DUCTED 100																											
Bedrooms	4	100																											
Bathrooms	4	100																											
Frame	02	WOOD FRAME 100																											
Stories	2.	2. 100																											
Units	0	100																											
BUD8 Adjustme	05	DIST 1A 100																											
Quality			01	Quality Level 01																									
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	2,401	100	1993	2,401	345,322																								
BAS	117	100	2007	117	16,828																								
FGR	768	55	1993	422	60,694																								
FOP	33	30	1993	10	1,438																								
FOP	56	30	1993	17	2,445																								
FST	84	55	1993	46	6,616																								
FUS	375	100	1993	375	53,934																								
FUS	1,118	100	1993	1,118	160,795																								
PTO	81	5	1993	4	576																								
UOP	182	20	1993	36	5,178																								
TOTALS	5,439			4,591	660,297																								
EXTRA FEATURES						29 SEA MARSH RD, FERNANDINA BEACH																							
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	0858	SCULP CONC	0	50	0	0	2,049.00	SF	13.00	13.00	100	1993	1993	3	88	23,441													
2	0504	FP-ELECTRI	0	50	0	0	1.00	UT	2,000.00	2,000.00	100	1975	1975	3	34	680													
3	0820	WOOD WALK	0	50	0	0	106.00	SF	11.75	11.75	100	1988	1988	3	40	498													
4	0446	BOX FNC 6'	0	50	0	0	21.00	LF	20.00	20.00	100	1993	1993	3	20	84													
5	0443	STK FNC 6'	0	50	0	0	15.00	LF	10.00	10.00	100	1988	1988	3	20	30													
6	0858	SCULP CONC	0	50	0	0	389.00	SF	13.00	13.00	100	1993	1993	3	88	4,450													
TOTAL OB/XF 29,183																													
LAND DESCRIPTION																													
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	LAND VALUE												
1	000140	C	RES GOLF	50		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	700,000.00	700,000.00	700,000												
REVIEW DATE 11/01/2019 BY DJA Total Acres: 0.00 Total Land Value: 700,000 Market: 0 Agricultural: 0 Common: 700,000 PRINTED 07/30/2025 BY SYS																													