

LOT 52
IN OR 2008/1992
SEA MARSH VILLAGE #1 PB 4/11

EUSTACE ROYSTON KEITH & HELEN COOK
30 SEA MARSH RD
FERNANDINA BEACH, FL 32034

2025

01-6N-29-1900-0052-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	10
NEIGHBORHOOD/LOC	10001.00		

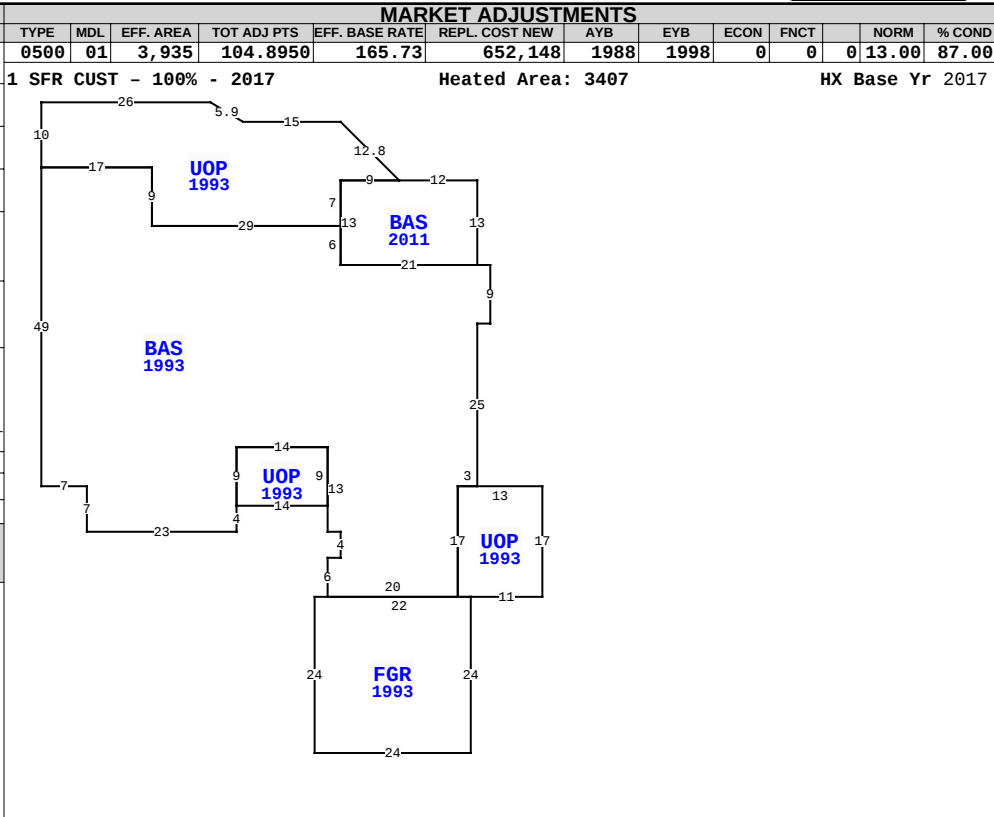
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,134	100	1993	3,134	451,876
BAS	273	100	2011	273	39,362
FGR	576	55	1993	317	45,706
UOP	126	20	1993	25	3,604
UOP	221	20	1993	44	6,344
UOP	709	20	1993	142	20,475

TOTALS	5,039			3,935	567,369
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0855	CONC PAVER	0 100	0	0	1,324.00	SF	7.00	7.00
2	0812	CONCRETE C	0 100	0	0	1,538.00	SF	4.00	4.00
3	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00
4	0861	POOL GUNIT	0 100	35	14	490.00	SF	85.00	85.00
5	1124	CB/STC 4"	0 100	0	0	186.00	SF	6.50	6.50
6	0825	BRICK	0 100	0	0	100.00	SF	12.50	12.50
7	0855	CONC PAVER	0 100	0	0	184.00	SF	7.00	7.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000131	C	RES CREEK	100		RSF-1	0.00	0.00	1.00

REVIEW DATE 05/12/2019 BY KBA



30 SEA MARSH RD, FERNANDINA BEACH

TOTAL OB/XF									
24,148									

TOTAL OB/XF									
24,148									

Market: 0 Agricultural: 0 Common: 850,000

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	3,935	104.8950	165.73	652,148	1988	1998	0	0	0 13.00	87.00

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VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		567,369
TOTAL MARKET OB/XF VALUE		24,148
TOTAL LAND VALUE - MARKET		850,000
TOTAL MARKET VALUE		1,441,517
SOH/AGL Deduction		365,452
ASSESSED VALUE		1,076,065
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		1,025,343
TOTAL JUST VALUE		1,441,517
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,316,230

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531520	REMODEL	150,000	12/01/2015
4656	NEW CONSTR	164,680	02/11/1988

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2008/1992	10/07/2015	TD	Q	I	02
GRANTOR: HARMAN LOIS ANN LIVIN					SALE PRICE
GRANTEE: EUSTACE ROYSTON KEI					940,000
0716/0369	10/17/1994	WD	Q	I	01
GRANTOR: HARMAN LOIS ANN					100
GRANTEE: HARMAN LOIS & JOHN					

BUILDING NOTES

BAS=[YR=1993] W2 BAS=[YR=2011] N13 W12 UOP=[YR=1993] U9 L9 W15 U3 L5 W26 S10 E17 S9E29 N7 E9\$ W9 S13 E21\$ W21 N6 W29 N9W17 S49 E7 S7 E23 N4 UOP=[YR=1993] E14 N9 W14 S9\$ N9 E14 S13 E2 S4 W2 S6 FGR=[YR=1993] W2 S24 E24 N24 UOP=[YR=1993] E11 N17 W13 S17 E2\$ W22\$ E20 N17 E3 N25 E2 N9\$.