

BAUER WILLIAM & LISA A
167 LONG POINT DRIVE
FERNANDINA BEACH, FL 32034

03-6N-29-00TP-0010-0000

NASSAU COUNTY PROPERTY										PAGE 1 of 1		5
VALUATION SUMMARY												
VALUATION BY						STANDARD						
Tax Group: 5						Tax Dist:						
BUILDING MARKET VALUE						1,925,193						
TOTAL MARKET OB/XF VALUE						31,493						
TOTAL LAND VALUE - MARKET						800,000						
TOTAL MARKET VALUE						2,756,686						
SOH/AGL Deduction						2,047,541						
ASSESSED VALUE						709,145						
TOTAL EXEMPTION VALUE						HX HB		50,722				
BASE TAXABLE VALUE						658,423						
TOTAL JUST VALUE						2,756,686						
NCON VALUE						0						
INCOME VALUE												
PREVIOUS YEAR MKT VALUE						2,257,343						
PERMIT NUM				DESCRIPTION				AMT		ISSUED		
B26189				ADDITION				20,000		07/01/2012		
E017922				NEW CONSTR				500		04/01/2001		
B0108012				SWIM POOL				20,000		02/01/2001		
B007247				NEW CONSTR				400,000		06/01/2000		
SALES DATA												
OFF RECORD Number		DATE		TYPE INST	Q U	I I	V I	RSN CD	SALE PRICE			
2059/0504		7/15/2016		WD	Q	I	01		1,290,000			
GRANTOR: TENNISON ROBERT J												
GRANTEE: BAUER WILLIAM & LIS												
1503/1391		6/06/2007		QC	Q	I	01		100			
GRANTOR: TENNISON PATRICIA WAL												
GRANTEE: TENNISON ROBERT J												
BUILDING NOTES												
BUILDING DIMENSIONS												
FUS=[YR=2001;ORIG=32,0] E26 S49 W15 S17 W10 N11 W10 N44 E9 N11 \$												
BAS=[YR=2001;ORIG=0,0] W26 S11 W8 S29 E2 S19 E8 S7 E10 N12 N32 E14 N22 \$												
UOP=[YR=2001;ORIG=-43,2] W3 S7 W3 S24 W5 S3 W5 S12 E5 S18 E17 S15 E3 S15 W6 S4 W8 S12 E6 S11 E7 N20 E3 N48 W6 N18 W5 N35 \$												
FUS=[YR=2001;ORIG=100,67] N33 E14 N22 W14 N5 W11 S5 W9 S29 E15 S14 W5 S12 E10 \$												
FGR=[YR=2001;ORIG=-35,123] S5 E27 N25 W16 W11 S20 \$												
FOP=[YR=2001;ORIG=-26,0] W17 S2 S35 E5 S18 E6 N15 W2 N29 E8 N11 \$												
FSP=[YR=2012;ORIG=15,0] E17 S11 W9 S44 W4 N18 W4 N37 \$												
ND LUE		OTHER ADJUSTMENTS AND NOTES		YEAR	DENSITY		DECL		FRZ		YR	CONSRV
00,000												
Common: 800,000												
PRINTED 07/30/2025 BY SYS												