LOT 24
IN OR 1554/858
AMELIA NATIONAL #1 PB 7/48

DENNIS L&M FAMILY TRUST/DENNIS LOUIS JAY TRUSTEE
95239 BERMUDA DRIVE
FERNANDINA BEACH, FL 32034

2025

26-2N-28-006A-0024-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

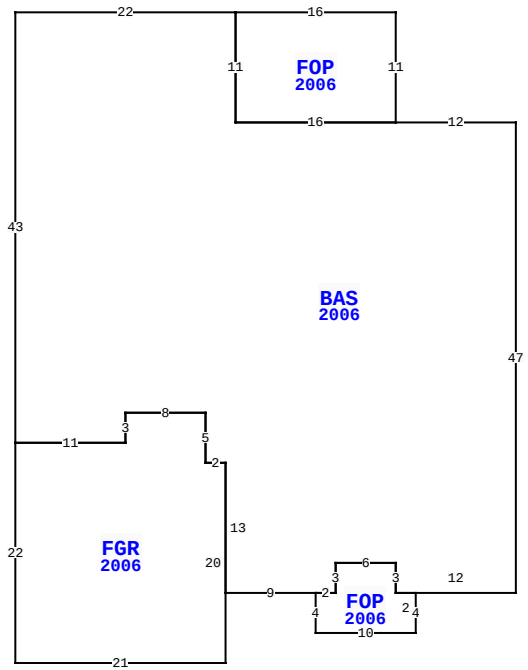
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4042.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,239	100	2006	2,239	310,350
FGR	482	55	2006	265	36,732
FOP	58	30	2006	17	2,356
FOP	176	30	2006	53	7,346
TOTALS	2,955			2,574	356,786

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,574	115.3920	152.32	392,072	2006	2006	0	0	0	9.00	91.00

1 SNGL FAM – 100% - 2023 Heated Area: 2239 HX Base Yr 2023



95239 BERMUDA DR, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		356,786
TOTAL MARKET OB/XF VALUE		12,145
TOTAL LAND VALUE - MARKET		135,000
TOTAL MARKET VALUE		503,931
SOH/AGL Deduction		0
ASSESSED VALUE		503,931
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		453,209
TOTAL JUST VALUE		503,931
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		517,124

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E2115754	CHNGE SRVC	1,500	11/15/2021
B2109670	REPAIR/RRF	27,965	09/01/2021
M2004236	H/AC	4,983	05/18/2020
B1632468	196 SCRN	4,375	06/01/2016
M11514	H/AC	0	05/01/2006
P10920	NEW CONSTR	0	03/01/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2534/1989	1/31/2022	WD	Q	I	01	550,000
GRANTOR: CREWS JIMMY DEWAYNE &						
GRANTEE: L&M DENNIS FAMILY T						
1554/0858	3/06/2008	WD	Q	I		250,000
GRANTOR: FISH BENJAMIN L & LIN						
GRANTEE: CREWS JIMMY D & JEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W12 FOP=[YR=2006] N11 W16S11 E16$W16N11 W22 S43
FGR=[YR=2006] S22 E21 N20W2N5W8S3W11$E11N3E8S5E2 S13 E9
FOP=[YR=2006] S4E10N4W2N3W6S3 W2$E2N3E6S3E12 N47$.

EXTRA FEATURES

LN	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	2006	2006	3	89	3,115	
2	0810	CONCRETE A	0	100	42	16	672.00	SF	6.50	6.50	100	2006	2006	3	86	3,756	
3	0810	CONCRETE A	0	100	24	3	72.00	SF	6.50	6.50	100	2006	2006	3	86	402	
4	0855	CONC PAVER	0	100	16	14	224.00	SF	10.00	10.00	100	2016	2016	3	95	2,128	
5	0911	SCRN RM A	0	100	16	14	224.00	SF	17.50	17.50	100	2016	2016	3	70	2,744	

LAND DESCRIPTION

TOTAL OB/XF 12,145

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000134	C	RES POND	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	135,000.00	135,000.00	135,000							

REVIEW DATE 01/06/2023 BY DJA Total Acres: 0.00 Total Land Value: 135,000 Market: 0 Agricultural: 0 Common: 135,000 PRINTED 07/30/2025 BY SYS