

LOT 63
IN OR 1468/435
AMELIA NATIONAL #1 PB 7/48

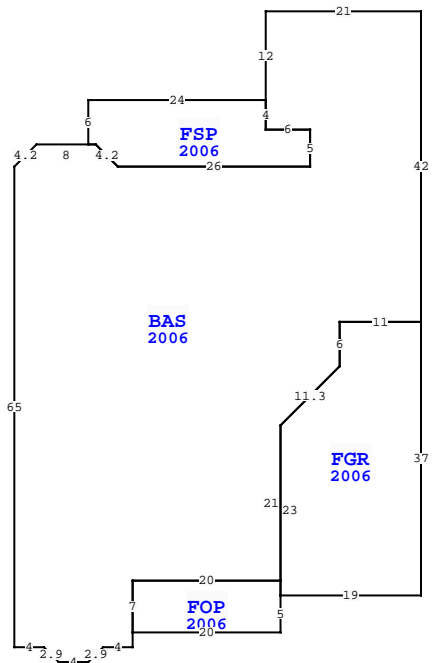
GARCIA JEREMY & MITSY
95006 BUCKEYE COURT
FERNANDINA BEACH, FL 32034

2025

26-2N-28-006A-0063-0000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	14	CARPET	90
Interior Floo	15	HARDTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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
BAS	3,095	100	2006
FGR	623	55	2006
FOP	140	30	2006
FSP	239	40	2006
TOTALS	4,097		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0900	01	3,576	99.2700	131.04	468,599	2006	2006	0	0	0	9.00	91.00	
1 SNGL FAM - 100% - 2024 Heated Area: 3095 HX Base Yr 2024													



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE		426,425	
TOTAL MARKET OB/XF VALUE		16,709	
TOTAL LAND VALUE - MARKET		120,000	
TOTAL MARKET VALUE		563,134	
SOH/AGL Deduction		25,819	
ASSESSED VALUE		537,315	
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE		486,593	
TOTAL JUST VALUE		563,134	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		522,172	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P10994	NEW CONSTR	0	04/01/2006
C17427	CO ISSUED	300,000	03/01/2006
R09085	REPAIR/RRF	5,000	03/01/2006
B17427	NEW CONSTR	300,000	03/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2631/491	4/07/2023	WD Q	Q	I	01	525,000
GRANTOR: FARRELL RICHARD & KRI						
GRANTEE: GARCIA JEREMY & MIT						
2003/1820	9/16/2015	SW U	V	11		100
GRANTOR: AMELIA NATIONAL ENTER						
GRANTEE: WEEKLEY HOMES LP						

EXTRA FEATURES														BLD DATE		LGL DATE		
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	INC DATE	AG DATE
1	0855	CONC PAVER	0	100	0	1,335.00	SF	10.00	10.00	100	2019	2019	3	97	12,950			
2	0855	CONC PAVER	0	100	21	84.00	SF	10.00	10.00	100	2019	2019	3	97	815			
3	0462	ST/AL FNC	0	100	184	736.00	SF	10.00	10.00	100	2006	2006	3	40	2,944			
TOTALS														16,709				

BUILDING NOTES			
95006 BUCKEYE CT, FERNANDINA BEACH			

BUILDING DIMENSIONS			
BAS=[YR=2006] W21 S12 FSP=[YR=2006] W24S6 E1 R3 D3 E26N5W6N4S4E6S5W26 L3 U3 W8 L3 D3 S65 E4 R2 D2 E4 U2 R2 E4 N2 FOP=[YR=2006] E20N5 FGR=[YR=2006] E19N37W11S6 L8 D8 S23 \$N2W20S7\$N7E20N21 U8 R8 N6 E11N42\$.			

LAND DESCRIPTION														TOTAL OB/XF										
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	000100	C	RES	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	0.60	200,000.00	120,000.00	120,000							