



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 90
Exterior Wall	20	FACE BRICK 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 70
Interior Floor	13	LVT/LAMNT 30
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

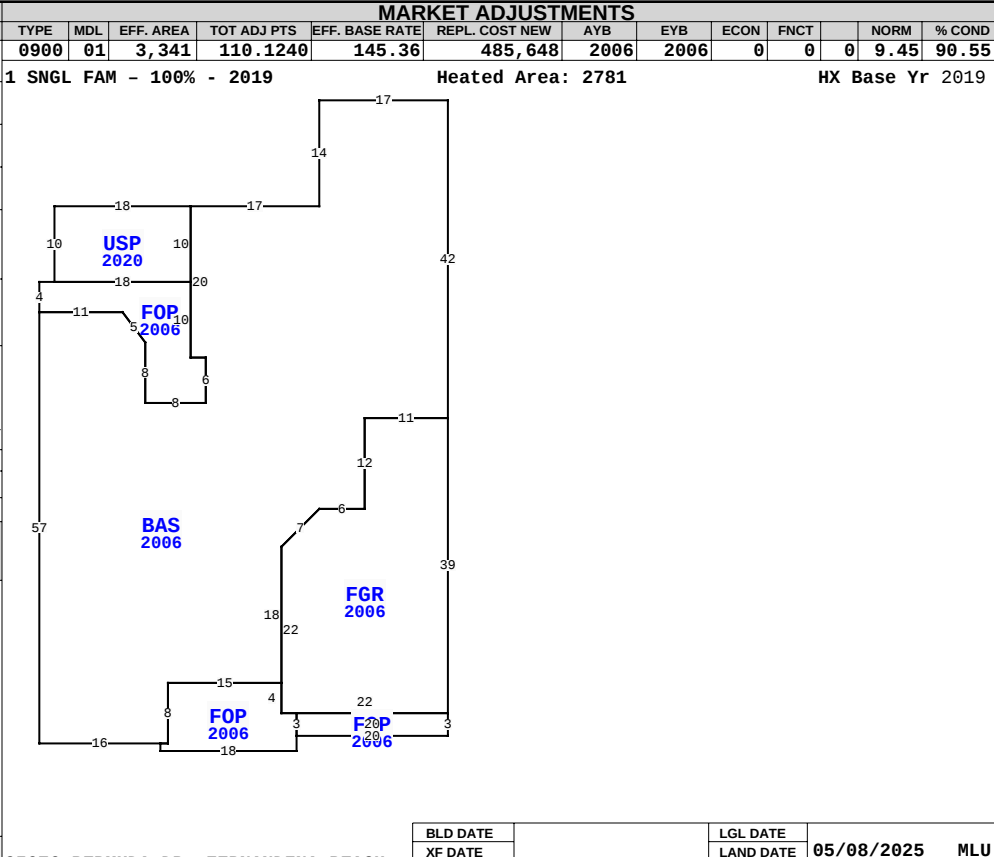
MAP NUM		MKT AREA	04
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NEIGHBORHOOD/LOC	4042.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,781	100	2006	2,781	366,045
FGR	714	55	2006	393	51,728
FOP	60	30	2006	18	2,369
FOP	146	30	2006	44	5,792
FOP	170	30	2006	51	6,712
USP	180	30	2020	54	7,107

TOTALS	4,051			3,341	439,754
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0810	CONCRETE A	0	100	46	16	736.00	SF	6.50
3	0810	CONCRETE A	0	100	25	4	100.00	SF	6.50



95076 BERMUDA DR, FERNANDINA BEACH									
BLD DATE									
XF DATE									
INC DATE									
LGL DATE									
LAND DATE									
AG DATE									
05/08/2025 MLU									

NASSAU COUNTY PROPERTY									
PAGE 1 of 1 4									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					439,754				
TOTAL MARKET OB/XF VALUE					7,788				
TOTAL LAND VALUE - MARKET					135,000				
TOTAL MARKET VALUE					582,542				
SOH/AGL Deduction					259,269				
ASSESSED VALUE					323,273				
TOTAL EXEMPTION VALUE					55,722				
BASE TAXABLE VALUE					267,551				
TOTAL JUST VALUE					582,542				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					591,729				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1905245	FSP	7,900	07/01/2019
B20373	SCRN ENCL	4,000	08/01/2007
E16345	NEW CONSTR	1,900	12/01/2005
M10743	H/AC	0	12/01/2005
P10158	NEW CONSTR	0	10/01/2005
C16172	CO ISSUED	300,000	09/01/2005

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2428/0039	1/26/2021	LE	U	I	11	100			
GRANTOR: RAKER ELIZABETH J									
GRANTEE: RAKER JOHN M & NANC									
2163/0898	12/11/2017	WD	Q	I	02	343,000			
GRANTOR: BARNES DEBORAH L									
GRANTEE: RAKER ARTHUR F & EL									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2006] W17 S14 W17 USP=[YR=2020] W18 S10									
FOP=[YR=2006] W2 S4 E11 D4 R3 S8 E8 N6 W2 N10 W18\$ E18 N10\$									
S20 E2 S6 W8 N8 L3 U4 W11 S57 E16 FOP=[YR=2006] S1 E18 N2									
FOP=[YR=2006] E20 N3 FGR=[YR=2006] N39 W11 S12 W6 L5 D5 S22									
E22\$ W20 S3 \$ N3 W2 N4 W15 S8 W1\$ E1 N8 E15 N18 U5 R5 E6									
N12 E11 N42 \$.									

LAND DESCRIPTION										TOTAL OB/XF										7,788									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPFH 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												