

LOT 111
IN OR 782/102
MARSH LAKES PB 5/159-167

RABITAILLE PATRICIA
98100 PINTAIL CT
FERNANDINA BEACH, FL 32034

2025

37-2N-28-1320-0111-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	16	WD FR STUC 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 70
Interior Floor	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

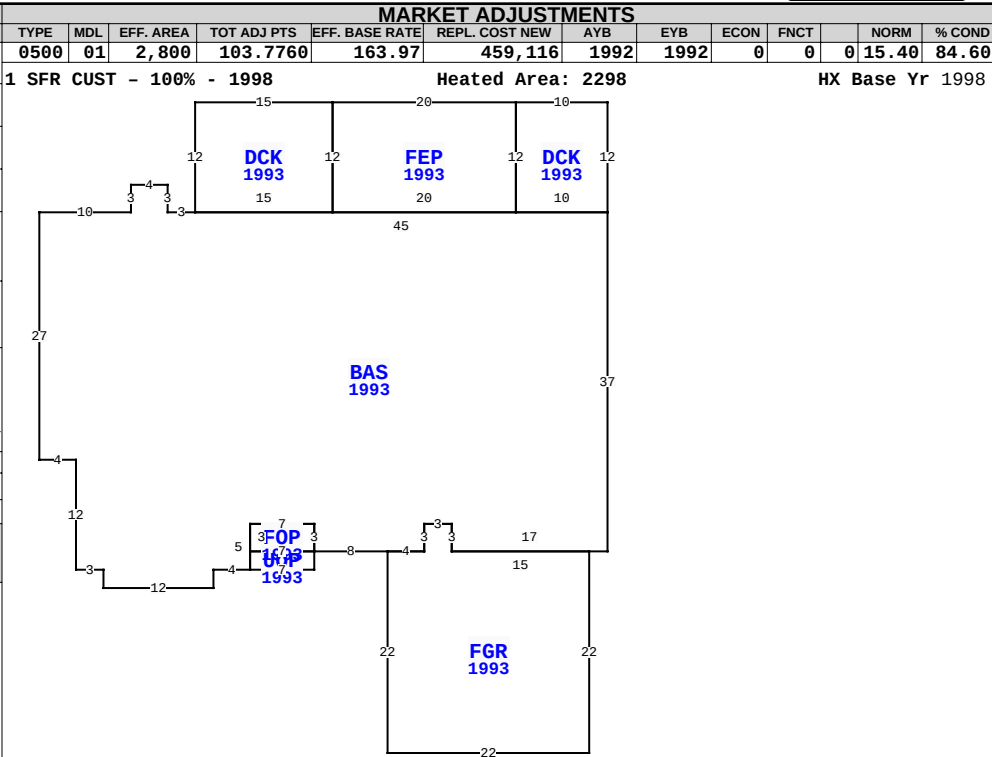
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4015.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,298	100	1993	2,298	318,775
DCK	120	10	1993	12	1,665
DCK	180	10	1993	18	2,497
FEP	240	80	1993	192	26,634
FGR	493	55	1993	271	37,593
FOP	21	30	1993	6	832
UOP	14	20	1993	3	416

TOTALS	3,366			2,800	388,412
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EXTRA FEATURES									
L N	OB/XF	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0855	CONC PAVER	0	100	0	0	1,429.00	SF	10.00
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
3	0300	BOAT DCK W	0	100	0	0	220.00	SF	40.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000134	C	RES POND	100		PUD	0.00	0.00	1.00



98100 PINTAIL CT, FERNANDINA BEACH	BLD DATE	LGL DATE	04/16/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF									
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 7	Tax Dist:		
BUILDING MARKET VALUE	388,412		
TOTAL MARKET OB/XF VALUE	17,863		
TOTAL LAND VALUE - MARKET	250,000		
TOTAL MARKET VALUE	656,275		
SOH/AGL Deduction	407,021		
ASSESSED VALUE	249,254		
TOTAL EXEMPTION VALUE	55,722		
BASE TAXABLE VALUE	193,532		
TOTAL JUST VALUE	656,275		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	613,199		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
95-01874	ADDITION	3,000	04/01/1995

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0782/0102	1/14/1997	WD	Q	I	
GRANTOR: BENBOW ROBERT A & MIC					
GRANTEE: RABITAILLE WILLIAM					
0634/0244	8/21/1991	WD	Q	V	
GRANTOR: CLOWER DAN & C W					
GRANTEE: BENBOW ROBT & M M					

BUILDING NOTES									
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BUILDING DIMENSIONS									
DCK=[YR=1993] W10 FEP=[YR=1993] W20 DCK=[YR=1993] W15 S12 BAS=[YR=1993] W3 N3 W4 S3 W10S27 E4 S12 E3 S2 E12 N2 E4 UOP=[YR=1993] E7 N2 FOP=[YR=1993] N3 W7 S3 E7 \$ W7 S2 \$ N5 E7 S3 E8 FGR=[YR=1993] S22 E22 N22 W15 N3 W3 S3 W4 \$ E4 N3 E3 S3 E17 N37 W45 \$ E15 N12 \$ S12 E20 N12\$ S12 E10 N12 \$.									