

WILSON EDWARD E & TERESA W
96543 ONEIL SCOTT RD
FERNANDINA BEACH, FL 32034

39-2N-28-0000-0008-0030

NASSAU COUNTY PROPERTY										PAGE 1 of 1		4
VALUATION SUMMARY												
VALUATION BY										STANDARD		
Tax Group: 4					Tax Dist:							
BUILDING MARKET VALUE										934,006		
TOTAL MARKET OB/XF VALUE										67,083		
TOTAL LAND VALUE - MARKET										192,950		
TOTAL MARKET VALUE										1,194,039		
SOH/AGL Deduction										612,659		
ASSESSED VALUE										581,380		
TOTAL EXEMPTION VALUE					HX HB					50,722		
BASE TAXABLE VALUE										530,658		
TOTAL JUST VALUE										1,194,039		
NCON VALUE										0		
INCOME VALUE												
PREVIOUS YEAR MKT VALUE										1,021,786		
PERMIT NUM		DESCRIPTION				AMT		ISSUED				
B2108719		SWIM POOL				50,000		07/02/2021				
B1429119		CO ISSUED				0		12/31/2015				
B1429119		NEW CONSTR				443,989		07/01/2014				
SALES DATA												
OFF RECORD Number		DATE		TYPE INST	Q U	V I	V I	RSN CD		SALE PRICE		
1926/0197		7/08/2014		QC	U	V	V	11		100		
GRANTOR: WILSON EDWARD E & TER												
GRANTEE: WILSON EDWARD E & T												
BUILDING NOTES												
BUILDING DIMENSIONS												
PT0=[YR=2015] W23 S5 FGR=[YR=2015] W1 S24 FST=[YR=2015] S4 FCP=[YR=2015] S14 FSP=[YR=2015] W17 STP=[YR=2015] N4 W9 S4 E9\$ W26 S16 BAS=[YR=2015] W3 S17 W6 S22 E6 S3 E15 S8 FOP=[YR=2015] S10 E2 STP=[YR=2015] S4 E8 N4 W8\$ E11 N1 E26 N11 STP=[YR=2015] E4 N10 W4 S10\$ N21 W10 S22 W16 S1 W13\$ E13 N1 E16 N22 E10 N11 E5 N16 W1 N12 FOP=[YR=2015] N4 W6 S4 E6\$ W6 N4 W6 S16 W43\$ E43 N16 \$ E24 N14 STR=[YR=2015] N4 W9 S4 E9\$ W24\$ E15 N4 W15\$ E24 N24 W23\$ E23 N5\$PTR= E30 S60 FUS=[YR=2015] E15 S4 E20 N3 E9 S29 W16 N14 W13 S7 W15 N23\$ N40 SFB=[YR=2015] E5 N11 E13 S11 E6 S6 W6 S7 W8 N7 W10 N6\$ N20 W30\$.												
ND LUE		OTHER ADJUSTMENTS AND NOTES		YEAR	DENSITY		DECL		FRZ		YR	CONSRV
92,950												
Common: 192,950												
PRINTED 07/30/2025 BY SYS												