

LOT 32  
VILLAGE WALK PHASE 1  
PBK 2239/1289

MICHAUD JOSEPH N & MARY E L/E/  
83740 NETHER ST  
FERNANDINA BEACH, FL 32034

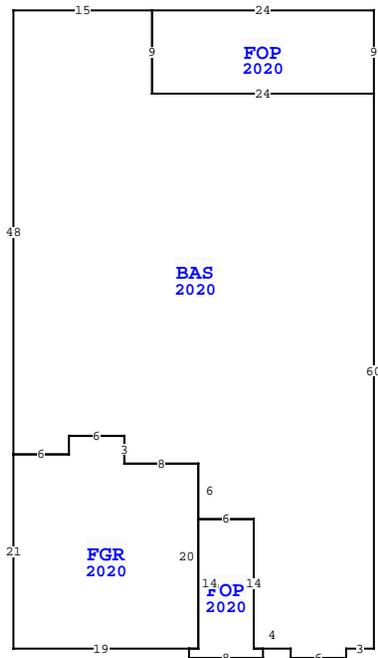
2025

40-2N-27-1101-0032-0000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	11	CLAY TILE	70
Interior Floo	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	04	Quality Level	04
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4090.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,973	100	2020
FGR	424	55	2020
FOP	92	30	2020
FOP	216	30	2020
TOTALS	2,705		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	- 100%	- 2021								
Heated Area: 1973					HX Base Yr 2021						



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			272,875
TOTAL MARKET OB/XF VALUE			3,394
TOTAL LAND VALUE - MARKET			75,000
TOTAL MARKET VALUE			351,269
SOH/AGL Deduction			91,955
ASSESSED VALUE			259,314
TOTAL EXEMPTION VALUE	HX HB VX		55,722
BASE TAXABLE VALUE			203,592
TOTAL JUST VALUE			351,269
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			338,964

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20013107	CO ISSUED	0	12/31/2020
20004682	NEW CONSTR	271,821	07/26/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2702/555	3/27/2024	LE U		I	11	100

GRANTOR: MICHAUD JOSEPH N  
GRANTEE: MICHAUD JOSEPH N &  
2422/0643 12/31/2020 SW Q I 02 300,700  
GRANTOR: D R HORTON INC-JACKSO  
GRANTEE: MICHAUD JOSEPH N

EXTRA FEATURES																
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
1	0811	CONCRETE B	0	100	0	666.00	SF	5.20	5.20	100	2020	2020	3	98	3,394	

BLD DATE	03/13/2023	NW	LGL DATE	04/24/2024	MLU
XF DATE			LAND DATE		
INC DATE			AG DATE		

BUILDING NOTES	

BUILDING DIMENSIONS	
FOP=[YR=2020] W24 BAS=[YR=2020] W15 S48 FGR=[YR=2020] S21 E19 FOP=[YR=2020] S1 E8 N1 W1 N14 W6 S14 W1\$ E1 N20 W8 N3 W6 S2 W6\$ E6 N2 E6 S3 E8 S6 E6 S14 E4 S1 E6 N1 E3 N60 W24 N9\$ S9 E24 N9\$.	

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	1.00	75,000.00	75,000.00	75,000							