

LOT 63
IN OR 786/345
OTTER RUN PB 5/156

VENDOLA JAMIE M
94015 SUMMER TRACE
FERNANDINA BEACH, FL 32034

2025

40-2N-28-1590-0063-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 80
Exterior Wall	31	HARDIE BRD 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 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

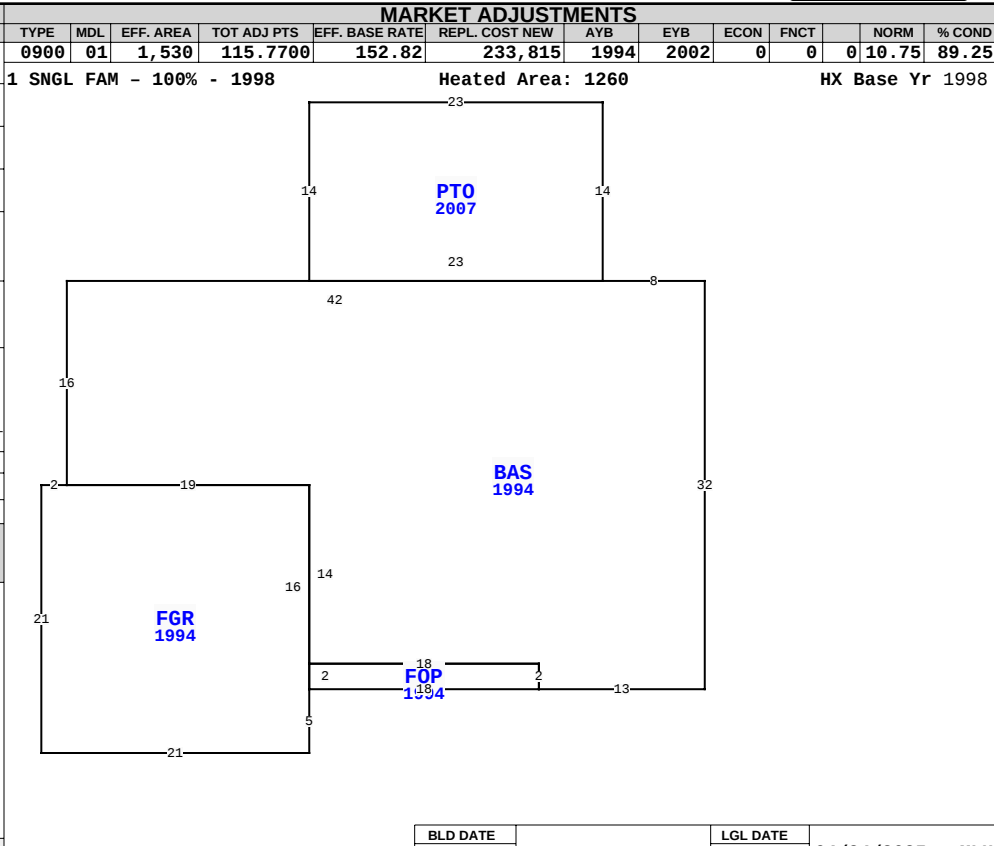
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4013.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,260	100	1994	1,260	171,854
FGR	441	55	1994	243	33,143
FOP	36	30	1994	11	1,500
PTO	322	5	2007	16	2,182
TOTALS	2,059			1,530	208,680

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	100	0	0	752.00	SF	5.20	5.20	
2	0810	CONCRETE A	0	100	13	5	65.00	SF	5.20	5.20	
3	0476	VF 6 SBPL	0	100	0	0	38.00	LF	32.00	32.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	RES	100	0003	RSF-1	0.00	0.00	1.00	LT	



94015 SUMMER TRC, FERNANDINA BEACH											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
04/24/2025 MLU											

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY										PAGE 1 of 1	
VALUATION BY										STANDARD	
Tax Group: 4										Tax Dist:	
BUILDING MARKET VALUE										208,680	
TOTAL MARKET OB/XF VALUE										3,680	
TOTAL LAND VALUE - MARKET										85,000	
TOTAL MARKET VALUE										297,360	
SOH/AGL Deduction										173,503	
ASSESSED VALUE										123,857	
TOTAL EXEMPTION VALUE										50,722	
BASE TAXABLE VALUE										73,135	
TOTAL JUST VALUE										297,360	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										277,514	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1909555	REPLACE SIDING	8,146	11/01/2019
R1313321	ROOF	6,000	01/01/2013
B20670	REMODEL	3,080	10/01/2007
94-00987	NEW CONSTR	55,338	02/01/1994

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
0786/0345	3/04/1997	WD	Q	I		84,900			
GRANTOR: PARKS SALLY ANN									
GRANTEE: VENDOLA JAMIE M									
0709/1338	7/21/1994	WD	Q	I		73,400			
GRANTOR: SEAWARD HOMES INC									
GRANTEE: PARKS SALLY ANN									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1994] W8 PTO=[YR=2007] N14 W23 S14 E23\$ W42 S16											
FGR=[YR=1994] W2 S21E21 N5 FOP=[YR=1994] E18 N2 W18 S2 \$ N16											
W19\$ E19 S14 E18 S2 E13N32 \$.											