

PLEWS DAVID F & DEBORAH F
95451 BARNWELL RD
FERNANDINA BEACH, FL 32034

46-3N-28-0000-0002-0030

NASSAU COUNTY PROPERTY										PAGE 1 of 1		4					
VALUATION SUMMARY																	
VALUATION BY						STANDARD											
Tax Group: 4						Tax Dist:											
BUILDING MARKET VALUE						465,876											
TOTAL MARKET OB/XF VALUE						46,415											
TOTAL LAND VALUE - MARKET						323,750											
TOTAL MARKET VALUE						836,041											
SOH/AGL Deduction						396,686											
ASSESSED VALUE						439,355											
TOTAL EXEMPTION VALUE						HX HB		50,722									
BASE TAXABLE VALUE						388,633											
TOTAL JUST VALUE						836,041											
NCON VALUE						0											
INCOME VALUE																	
PREVIOUS YEAR MKT VALUE						787,945											
PERMIT NUM				DESCRIPTION				AMT			ISSUED						
B1705407				GARAGE				14,428			09/01/2017						
B1327629				SWIM POOL				29,375			08/01/2013						
9401515				NEW CONSTR				126,400			12/01/1994						
SALES DATA																	
OFF RECORD Number			DATE		TYPE INST	Q U	V I	RSN CD		SALE PRICE							
2619/1697			1/28/2023		QC	U	I	11		100							
GRANTOR: PLEWS DAVID F & DEBOR																	
GRANTEE: PLEWS DEBORAH F & D																	
2323/0903			12/06/2019		WD	U	I	11		100							
GRANTOR: PLEWS DAVID F & DEBOR																	
GRANTEE: PLEWS KRISTIN & KAY																	
BUILDING NOTES																	
BUILDING DIMENSIONS																	
FGR=[YR=1995] W16 DCK=[YR=1995] N16 U5 L5 W7 D5 L5 S7 W6 FSP=[YR=1995] N3 W31 BAS=[YR=1995] W1 U3 L3 W6 D3 L3 W1 S11 W8 S7 D2 L2 S6 D2 R2 S4 E8 S16 FOP=[YR=1995] S8 E44 N8 W17 S1 W10 N1 W17 \$ E17 S1 E10 N1 E17 N4 U2 R2 N6 U2 L2 N7 FOP=[YR=1995] E16 N15 W9 S10 W7 S5 \$ N5 E7 N11 W10 U2 L2 W6 D2 L2 W17 N11 \$ S11 E17 U2 R2 E6 D2 R2 E4 N8 \$ S8 E6 S1 E17 \$ W8 S26 E24 N26 \$ PTR= E30 FUS=[YR=1995] E14 S11 E16 N11 E14 S22 W5 S8 W4 N8 W5 N2 W16 S2 W5 S8 W4 N8 W5 N22 \$ W30 PTR= N60 FUS=[YR=2013] E5 DCK=[YR=2017] N4 E2 STR=[YR=2017] N12 W4 N4 E8 S16 W4\$ E5 S4 W7\$ E13 S26 W18 N26 \$ S60 \$.																	
LAND ALUE		OTHER ADJUSTMENTS AND NOTES				YEAR		DENSITY		DECL		FRZ		YR		CONSRV	
323,750																	
Common: 323,750																	
PRINTED 07/30/2025 BY SYS																	