

GLOBIS GARY A & JANET L
95017 RIVER MARSH TERRACE
FERNANDINA BEACH, FL 32034

46-3N-28-5500-0020-0000

05

AVERAGE 100

03

GABLE/HIP 100

05

COMP SHNGL 100

05

DRYWALL 100

14

CARPET 80

12

HARDWOOD 20

03

CENTRAL 100

04

AIR DUCTED 100

3 100

2 100

02

WOOD FRAME 100

1.

1. 100

0 100

00

NONE 100

03

Quality Level 03

0100

SINGLE FAMILY

MKT AREA

04

4021.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,924

100

1999

1,924

231,501

FGR

552

55

1999

304

36,578

FOP

180

30

1999

54

6,497

FSP

320

40

1999

128

15,401

STR

18

10

2017

2

240

TOTALS

2,994

2,412

290,218

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

0810

CONCRETE A

0 100

0

0

1,298.00

SF

6.50

6.50

100

1999

1999

3

75

6,328

2

0810

CONCRETE A

0 100

0

0

80.00

SF

6.50

6.50

100

1999

1999

3

75

390

3

0861

POOL GUNIT

0 100

0

0

345.00

SF

85.00

85.00

100

2001

2001

3

25

7,331

4

0845

KOOL DECK

0 100

0

0

575.00

SF

7.25

7.25

100

2001

2001

3

79

3,293

5

0911

SCRN RM A

0 100

40

23

920.00

SF

17.50

17.50

100

2001

2001

3

20

3,220

95017 RIVER MARSH TER, FERNANDINA BEACH

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/06/2025

MLU

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

000116

C

RES MARSH

100

RSF-1

0.00

0.00

1.00

LT

1.00

1.00

1.00

200,000.00

200,000.00

200,000

REVIEW DATE

05/12/2019

BY

KBA

Total Acres: 0.00

Total Land Value: 200,000

Market: 0

Agricultural: 0

Common: 200,000

PRINTED 07/30/2025 BY SYS

0900

01

2,412

103.8800

137.12

330,733

1999

1999

0

0

12.25

87.75

1 SNGL FAM - 100% - 2000

Heated Area: 1924

HX Base Yr 2000

24

26

23

24

3

6

18

12

6

6

4

6

3

20

24

8

10

8

40

40

28

6

3

3

FSP

1999

BAS

1999

FGR

1999

FOP

1999

STR

2017

VALUATION BY

STANDARD

Tax Group: 4

Tax Dist:

BUILDING MARKET VALUE

290,218

TOTAL MARKET OB/XF VALUE

20,562

TOTAL LAND VALUE - MARKET

200,000

TOTAL MARKET VALUE

510,780

SOH/AGL Deduction

296,265

ASSESSED VALUE

214,515

TOTAL EXEMPTION VALUE

HX HB

50,722

BASE TAXABLE VALUE

163,793

TOTAL JUST VALUE

510,780

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

472,766

PERMIT NUM

DESCRIPTION

AMT

ISSUED

9805580

NEW CONSTR

133,070

11/01/1998

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

0802/0023

8/04/1997

WD

Q

V

24,900

GRANTOR: ALMAND AMOS F JR & DO

GRANTEE: GLOBIS GARY A & JAN

0620/0637

3/01/1991

WD

U

I

09

100

GRANTOR: ALMAND AMOS F JR

GRANTEE: ALMAND AMOS JR & D

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] W24 S10 FSP=[YR=1999] W40 S8 E40 N8 \$ S8 W40 S28 E6 S6 FOP=[YR=1999] S6 E12 STR=[YR=2017] S3 E6 N3 W6 \$ E18 N6 W30 \$ E30 N6 E4 FGR=[YR=1999] S3 E24 N23 W24 S20 \$ N20 E24 N26 \$.