

LOT 43
IN OR 1159/964
SPANISH OAKS UNIT 1-A PB 6/99

AUTRY ANTONIO B & TAMI H
94101 WILLOW OAK LANE
FERNANDINA BEACH, FL 32034

2025

46-3N-28-576A-0043-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 70
Exterior Wall	20	FACE BRICK 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY

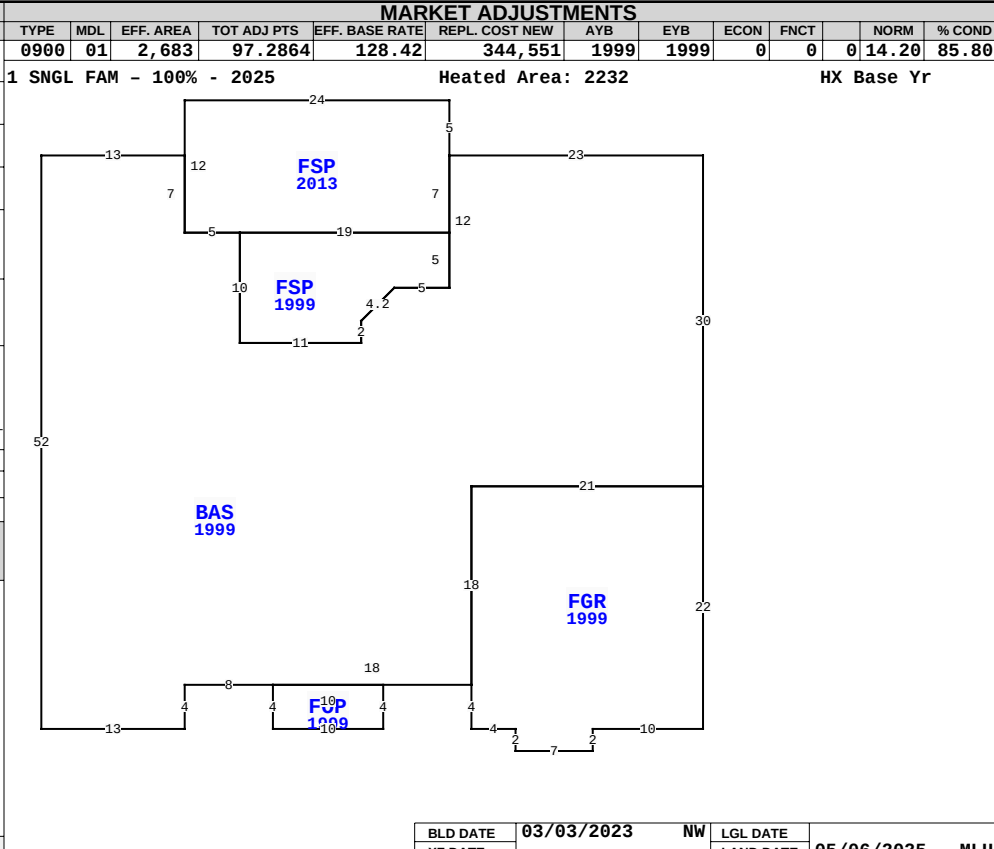
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4021.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,232	100	1999	2,232	245,931
FGR	476	55	1999	262	28,868
FOP	40	30	1999	12	1,322
FSP	155	40	1999	62	6,831
FSP	288	40	2013	115	12,671
TOTALS	3,191			2,683	295,625

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	100	50	3	150.00	SF	6.50
2	0810	CONCRETE A	0	100	54	16	864.00	SF	6.50
3	1242	WD DECK A	0	100	0	0	415.00	SF	10.00
4	0940	SHEDS/PORT	0	100	8	6	48.00	SF	30.00

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

REVIEW DATE 05/12/2019 BY KBA



94101 WILLOW OAK LN, FERNANDINA BEACH	BLD DATE	03/03/2023	NW	LGL DATE	
	XF DATE			LAND DATE	05/06/2025
	INC DATE			AG DATE	MLU

TOTAL OB/XF									
6,432									

Total Acres: 0.00 Total Land Value: 125,000 Market: 0 Agricultural: 0 Common: 125,000

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE		295,625	
TOTAL MARKET OB/XF VALUE		6,432	
TOTAL LAND VALUE - MARKET		125,000	
TOTAL MARKET VALUE		427,057	
SOH/AGL Deduction		0	
ASSESSED VALUE		427,057	
TOTAL EXEMPTION VALUE	13	427,057	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		427,057	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		399,169	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9905832	NEW CONSTR	108,295	03/01/1999

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1159/0964	8/05/2003	QC U	I	07	
GRANTOR: BRAYWICK JOINT VENTUR					
GRANTEE: AUTRY ANTONIO B & T					
0892/1028	7/23/1999	WD Q	I		159,500
GRANTOR: BRAYWICK JOINT VENTUR					
GRANTEE: AUTRY ANTONIO B & T					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1999] W23 FSP=[YR=2013] N5 W24 S12 E5 FSP=[YR=1999] S10 E11 N2 U3 R3 E5 N5 W19\$ E19 N7\$ S12 W5 D3 L3 S2 W11 N10 W5 N7 W13 S52 E13 N4 E8 FOP=[YR=1999] S4 E10 N4 W10\$ E18 FGR=[YR=1999] S4 E4 S2 E7 N2 E10 N22 W21 S18\$ N18 E21 N30\$.									

OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

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