GOVT LOTS 1,2 & FRACL E1/2 OF
NW1/4 & FRACL E1/2 OF SW1/4
OF SEC 51-2N-28E

BURKETT TRUST/BURKETT ERNIE FAYE TRUSTEE
95007 CLEMENTS ROAD
FERNANDINA BEACH, FL 32034

2025

51-2N-28-0000-0003-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9500	RIVERS AND LAKES	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4005.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

OFF CLEMENTS RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	3,450
TOTAL MARKET VALUE	3,450
SOH/AGL Deduction	0
ASSESSED VALUE	3,450
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	3,450
TOTAL JUST VALUE	3,450
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	3,450

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2736/187	8/30/2024	SW	U	V	11	100
GRANTOR: BURKETT ERNIE FAYE &						
GRANTEE: BURKETT TRUST						
2736/185	8/30/2024	SW	U	V	11	100
GRANTOR: BURKETT ERNIE FAYE						
GRANTEE: BURKETT ERNIE FAYE						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	009500	C	SUBMERGED	0		OR	0.00	0.00	138.00	AC		1.00	1.00	1.00	25.00	25.00	3,450							

REVIEW DATE 02/01/2024 BY KBA Total Acres: 138.00 Total Land Value: 3,450 Market: 0 Agricultural: 0 Common: 3,450 PRINTED 07/30/2025 BY SYS