

LOT 56
IN OR 1793/1817
EGANS BLUFF #3 PB 5/243

CAMP DANIEL D & LESLIE J
319 OAKBEND ST
SUMMERVILLE, SC 29486

2026

00-00-30-021C-0056-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 80
Exterior Wall	20	FACE BRICK 20
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	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	02
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NEIGHBORHOOD/LOC	2031.00
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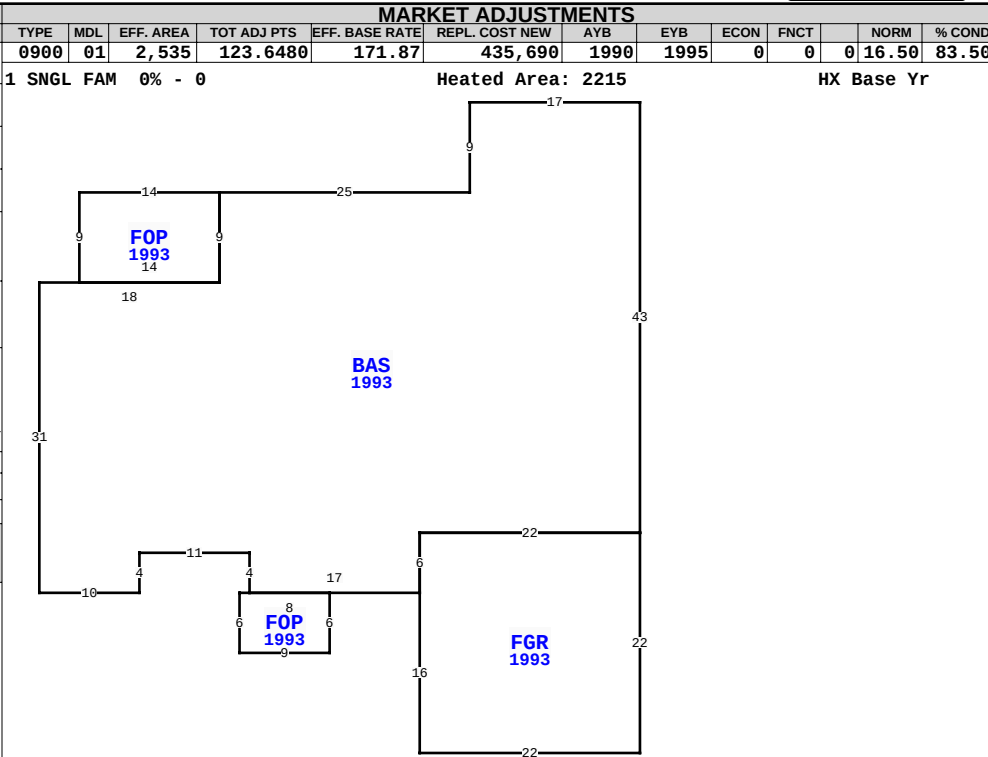
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,215	100	1993	2,215	317,878
FGR	484	55	1993	266	38,174
FOP	54	30	1993	16	2,296
FOP	126	30	1993	38	5,453

TOTALS	2,879			2,535	363,801
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
2	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
4	0860	POOL/SPA	0	0	0	0	1.00	UT	50,000.00
6	0910	SCRN RM L	0	0	40	23	920.00	SF	15.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	0		RSF-2	0.00	0.00	1.00

REVIEW DATE	01/01/2023	BY	CD
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2880 PARK SQUARE PL, FERNANDINA BEACH

2880 PARK SQUARE PL, FERNANDINA BEACH				BLD DATE					LGL DATE	
				XF DATE					LAND DATE	
				INC DATE					AG DATE	
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1.00	UT	3,500.00	3,500.00	100	1990	1990	3	64	2,240	
1.00	UT	50,000.00	50,000.00	100	1997	1997	04	85	42,500	
920.00	SF	15.00	15.00	100	1997	1997	3	20	2,760	

TOTAL OB/XF										47,500	
LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	L VA
RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	275,000.00	275,000.00	

Total Acres: 0.00	Total Land Value: 275,000	Market: 0	Agricultural: 0
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NASSAU COUNTY PROPERTY			
PAGE 1 of 1			8
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		363,801	
TOTAL MARKET OB/XF VALUE		47,500	
TOTAL LAND VALUE - MARKET		275,000	
TOTAL MARKET VALUE		686,301	
SOH/AGL Deduction		112,010	
ASSESSED VALUE		574,291	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		574,291	
TOTAL JUST VALUE		686,301	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		639,171	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9703612	SWIM POOL	17,910	01/01/1997
B9703673	XFOB	7,194	01/01/1997
6202	NEW CONSTR	82,378	01/08/1990

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1793/1817	5/18/2012	WD	Q	I	02	340,000
GRANTOR: ADAMS ROBERT D & LEAH						
GRANTEE: CAMP DANIEL D & LES						
1317/0940	5/13/2005	WD	Q	I		460,000
GRANTOR: SANFORD EDWARD & BARB						
GRANTEE: ADAMS ROBERT D & LE						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W17 S9 W25 FOP=[YR=1993] W14 S9 E14 N9 \$ S9 W18 S31 E10 N4 E11 S4 FOP=[YR=1993] W1 S6 E9 N6 W8 \$ E17 FGR=[YR=1993] S16 E22 N22 W22 S6 \$ N6 E22 N43 \$.									