

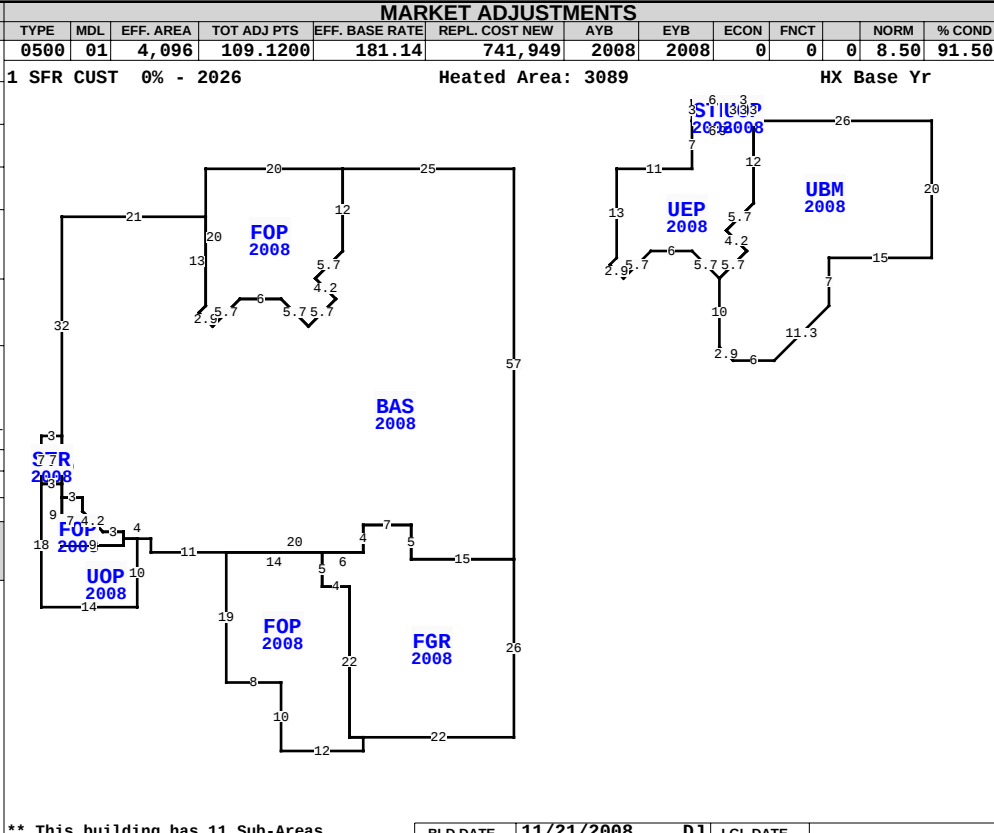


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	07	CONC TILE 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	12	HARDWOOD 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02

NEIGHBORHOOD/LOC	2024.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,089	100	2008	3,089	511,980
FGR	681	55	2008	375	62,154
FOP	38	30	2008	11	1,824
FOP	393	30	2008	118	19,558
FOP	426	30	2008	128	21,215
STR	18	10	2008	2	331
STR	21	10	2008	2	331
UBM	739	20	2008	148	24,530
UEP	316	60	2008	190	31,492
UOP	9	20	2008	2	331
TOTALS	5,885			4,096	678,883



** This building has 11 Sub-Areas

3045 RIVERSIDE DR, FERNANDINA BEACH

BLD DATE	11/21/2008	DJ	LGL DATE	
XF DATE			LAND DATE	04/29/2025
INC DATE			AG DATE	MLU

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	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2008	2008	3	90	3,150	
4	0300	BOAT DCK W	0	0	0	0	3,105.00	SF	40.00	40.00	100	2008	2008	3	44	54,648	
5	0310	AL GANG WY	0	0	0	0	24.00	LF	115.00	115.00	100	2008	2008	3	27	745	
6	0317	DCK PLNG W	0	0	0	0	6.00	UT	1,000.00	1,000.00	100	2008	2008	3	27	1,620	
7	0303	FLT DOCK W	0	0	20	8	160.00	SF	26.00	26.00	100	2008	2008	3	44	1,830	
12	1242	WD DECK A	0	0	6	4	24.00	SF	10.00	10.00	100	2008	2008	3	27	65	
16	1126	CB/STC 8"	0	0	2	2	192.00	SF	16.00	16.00	100	2008	2008	3	87	2,673	

TOTAL OB/XF 64,731

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0		RG-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	500,000.00	500,000.00	500,000							

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VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		678,883
TOTAL MARKET OB/XF VALUE		64,731
TOTAL LAND VALUE - MARKET		500,000
TOTAL MARKET VALUE		1,243,614
SOH/AGL Deduction		0
ASSESSED VALUE		1,243,614
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		1,243,614
TOTAL JUST VALUE		1,243,614
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,172,262

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0618653	NEW CONSTR	0	12/01/2006
C18653	CO ISSUED	0	12/01/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2832/554	12/01/2025	WD	Q	I	02	1,500,000

GRANTOR: LEISY WILLIAM D & LYNN
GRANTEE: LITTLEFIELD CLYDE K
1363/0590 10/31/2005 WD Q V 262,500
GRANTOR: LOVE VARNA C & STEPHA
GRANTEE: LEISY WILLIAM D & L

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W25 FOP=[YR=2008] W20 S20 D1 L1 D2 R2 U4 R4 E6 D4 R4 U4 R4 U3 L3 U4 R4 N12\$ S12 D4 L4 D3 R3 D4 L4 U4 L4 W6 D4 L4 U2 L2 U1 R1 N13 W21 S32 STR=[YR=2008] W3S7 UOP=[YR=2008] S18 E14 N10 W2 FOP=[YR=2008] N1 W3 U3 L3 N2 W3S7E9N1\$S1 W9 N9 W3\$ E3 N7\$ S9 E3 S2 D3 R3 E3 S1 E4 S2 E11 FOP=[YR=2008] S19 E8 S10 E12 N2 FGR=[YR=2008] E22 N26 W15 N5 W7 S4 W6 S5 E4 S22 E2\$ W2 N22 W4 N5 W14\$ E20 N4 E7 S5 E15 N5\$ PTR=E15 UEP=[YR=2008] E11 N7 STR=[YR=2008] N3E6 UOP=[YR=2008] E3S3W3N3\$ S3W6\$ E9UBM=[YR=2008] E26 S20 W15 S7 D8 L8 W6 U2 L2 N10 U4 R4 U3 L3 U4 R4 N12\$ S12 D4 L4 D3 R3 D4 L4 U4 L4 W6 D4 L4 U2 L2 U1 R1 N13\$ W15\$.