LOT 12
IN OR 1569/1471
SEAWALK PB 6/337

CLARK GARLAND H
95015 SEAWALK CT
FERNANDINA BEACH, FL 32034

2026

00-00-30-0609-0012-0000

BUILDING CHARACTERISTICS

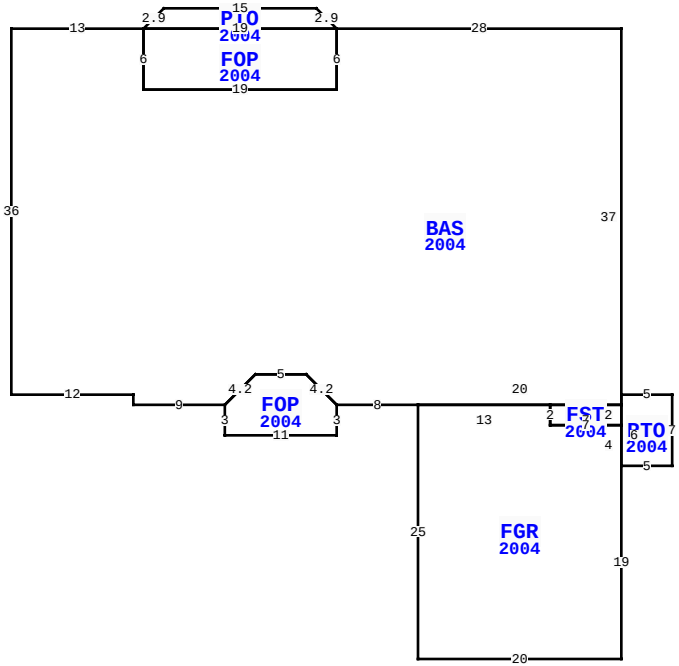
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3032.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,070	100	2004	2,070	424,479
FGR	486	55	2004	267	54,752
FOP	57	30	2004	17	3,486
FOP	114	30	2004	34	6,972
FST	14	55	2004	8	1,641
PTO	34	5	2004	2	410
PTO	35	5	2004	2	410
TOTALS	2,810			2,400	492,150

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	11	2,400	138.0261	229.12	549,888	2004	2004	0	0	0	10.50	89.50

1 SFR CUST 100% - 2017 Heated Area: 2070 HX Base Yr 2017



95015 SEAWALK CT, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2026 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 8

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		492,150
TOTAL MARKET OB/XF VALUE		3,266
TOTAL LAND VALUE - MARKET		375,000
TOTAL MARKET VALUE		870,416
SOH/AGL Deduction		464,379
ASSESSED VALUE		406,037
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		354,626
TOTAL JUST VALUE		870,416
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		829,012

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0312027	NEW CONSTR	207,600	12/01/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1569/1471	6/04/2008	WD	Q	I		470,000
GRANTOR: WHITE BETTY						
GRANTEE: CLARK GARLAND H						
1410/0819	5/08/2006	QC	Q	I	06	137,300
GRANTOR: WHITE HAROLD D						
GRANTEE: WHITE BETTY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] W28 PTO=[YR=2004] U2 L2 W15 D2 L2 E19$
FOP=[YR=2004] W19 S6 E19 N6$ S6 W19 N6 W13S36 E12 S1 E9
FOP=[YR=2004] S3 E11 N3 U3 L3 W5 D3 L3 $ U3 R3 E5 R3 D3 E8
FGR=[YR=2004] S25 E20 N19 PTO=[YR=2004] E5 N7 W5 S1
FST=[YR=2004] W7 S2 E7 N2$ S6$ N4 W7N2 W13$ E20 N37$.

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
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2004	2004	3	86	3,010	
3	1126	CB/STC 8"	0	100	0	0	39.00	SF	8.00	8.00	100	2004	2004	3	82	256	

LAND DESCRIPTION

TOTAL OB/XF 3,266

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	000100	C	RES	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	375,000.00	375,000.00	375,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 375,000 Market: 0 Agricultural: 0 Common: 375,000 PRINTED 07/09/2026 BY SYS