

PT OF LOTS 5 & 6
IN OR 809/1417
ESMT IN OR 820/1565

PARK PLACE OF AMELIA INC/
C/O CHAPLIN PROPERTY MGMT, PO BOX 15045
FERNANDINA BEACH, FL 32035

2026

00-00-30-0820-0005-0020



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	09	RIDGE FRME 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Ceiling	01	FIN.SUSPD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures	23	100
Frame	05	STEEL 100
Story Height		12 100
RMS		30 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	1700	OFFICE BUILDINGS

MAP NUM		MKT AREA	03
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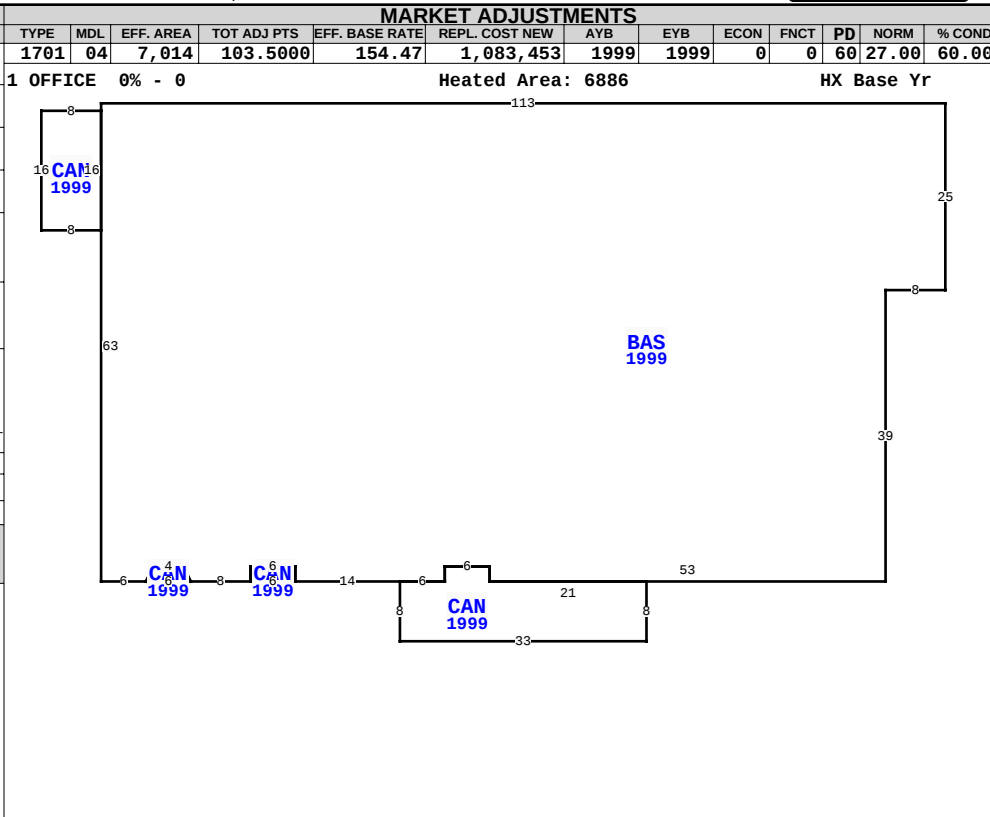
NEIGHBORHOOD/LOC	2002.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	6,886	100	1999	6,886	638,208
CAN	10	30	1999	3	278
CAN	12	30	1999	4	371
CAN	128	30	1999	38	3,522
CAN	276	30	1999	83	7,693

TOTALS	7,312			7,014	650,072
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0803	ASPHALT C	0	0	0	0	27,270.00	SF	2.00	2.00	
2	0812	CONCRETE C	0	0	0	0	2,058.00	SF	4.00	4.00	
3	0400	CONC CURB	0	0	0	0	1,748.00	LF	15.00	15.00	
4	0810	CONCRETE A	0	0	0	0	630.00	SF	6.50	6.50	
5	0097	AWNING CN	0	0	0	0	277.00	SF	65.00	65.00	
6	0443	STK FNC 6'	0	0	0	0	196.00	LF	10.00	10.00	
7	0972	ST LGHT UN	0	0	0	0	9.00	UT	2,530.00	2,530.00	
8	0424	CL FNC 6'	0	0	0	0	246.00	LF	23.00	23.00	
9	0423	CL FNC 5'	0	0	0	0	64.00	LF	6.85	6.85	
10	0422	CL FNC 4'	0	0	0	0	145.00	LF	15.00	15.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	001700	C	1STORY OFF	0	0006	CN	0.00	0.00	75,040.00	SF	



BLD DATE	03/25/2019	KK	LGL DATE	
XF DATE			LAND DATE	05/08/2026
INC DATE			AG DATE	DC

TOTAL OB/XF											
77,875											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	001700	C	1STORY OFF	0	0006	CN	0.00	0.00	75,040.00	SF	

NASSAU COUNTY PROPERTY											
PAGE 1 of 3											
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 8						Tax Dist:					
BUILDING MARKET VALUE						1,673,431					
TOTAL MARKET OB/XF VALUE						116,689					
TOTAL LAND VALUE - MARKET						630,336					
TOTAL MARKET VALUE						2,420,456					
SOH/AGL Deduction						97,574					
ASSESSED VALUE						2,322,882					
TOTAL EXEMPTION VALUE						0					
BASE TAXABLE VALUE						2,322,882					
TOTAL JUST VALUE						2,420,456					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						2,182,024					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21015234	REMODEL #3	49,250	11/03/2021
21014288	REMODEL #2	49,250	10/18/2021
E25291	ELEC OTHER	0	08/01/2012
M17505	H/AC	0	08/01/2012
B1226148	REPAIR/RRF	115,000	06/01/2012
B26148	REMODEL	115,000	06/01/2012

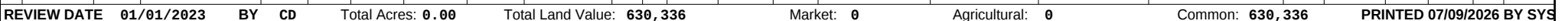
SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0809/1417	10/15/1997	WD	Q	V		215,000	
GRANTOR: R & R PARTNERSHIP							
GRANTEE: PARK PLACE OF AMELI							
0687/1735	9/07/1993	WD	U	V	19	100	
GRANTOR: HENNING & LORICK							
GRANTEE: R&R PARTNERSHIP							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1999] W113 S1 CAN=[YR=1999] W8 S16 E8 N16\$ S63 E6 CAN=[YR=1999] E6 U2 L1 W4 D2 L1 \$ R1 U2 E4 D2 R1 E8 CAN=[YR=1999] E6 N2 W6 S2\$ N2 E6 S2 E14 CAN=[YR=1999] S8 E33 N8 W21 N2 W6 S2 W6\$ E6 N2 E6 S2 E53 N39 E8 N25\$.											

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