

LOT 65 & PRT LOT 66
IN OR 1977/1248
GOLFIDE AT SUMMER BEACH #1

PLEDGER JAMES R & SHARON K
1743 REGATTA DRIVE
FERNANDINA BEACH, FL 32034

2026

00-SB-30-065A-0065-0000



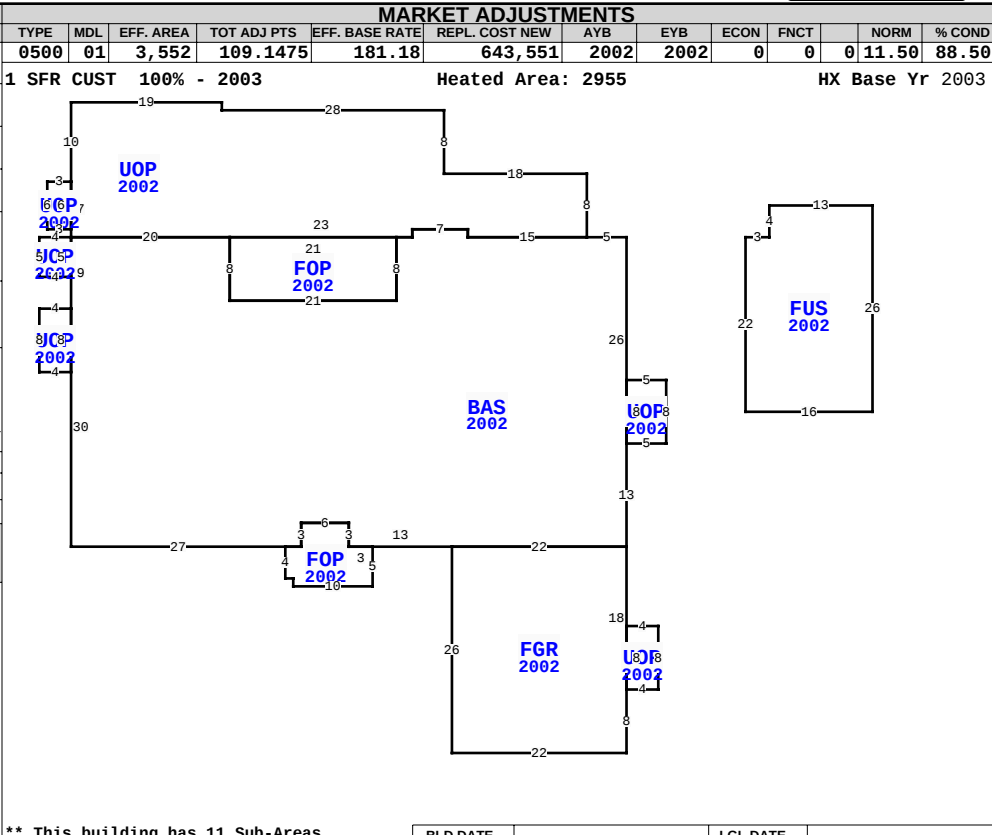
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories		2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3019.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,551	100	2002	2,551	409,038
FGR	572	55	2002	315	50,509
FOP	72	30	2002	22	3,528
FOP	168	30	2002	50	8,017
FUS	404	100	2002	404	64,779
UOP	18	20	2002	4	642
UOP	20	20	2002	4	642
UOP	32	20	2002	6	962
UOP	32	20	2002	6	962
UOP	40	20	2002	8	1,282
TOTALS	4,817			3,552	569,543

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
3	0860	POOL/SPA	0 100	0	0	1.00	UT	60,000.00	60,000.00
4	0910	SCRN RM L	0 100	0	0	1,029.00	SF	15.00	15.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000140	C	RES GOLF	100		PUD	0.00	0.00	1.00



1743 REGATTA DR, FERNANDINA BEACH	BLD DATE	LGL DATE	03/26/2024	MLU
	XF DATE	LAND DATE		
	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		569,543	
TOTAL MARKET OB/XF VALUE		57,027	
TOTAL LAND VALUE - MARKET		500,000	
TOTAL MARKET VALUE		1,126,570	
SOH/AGL Deduction		436,780	
ASSESSED VALUE		689,790	
TOTAL EXEMPTION VALUE		HX HB	51,411
BASE TAXABLE VALUE		638,379	
TOTAL JUST VALUE		1,126,570	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,073,280	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0109020	XFOB	7,065	11/01/2001
E017810	TEMP POLE	4,000	03/01/2001
B0108020	NEW CONSTR	185,000	02/01/2001

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1977/1248	4/25/2015	QC	U	I	11
GRANTOR: PLEDGER SHARON K & JA					
GRANTEE: PLEDGER JAMES R & S					
1042/1317	3/08/2002	QC	Q	I	
GRANTOR: PLEDGER JAMES R & SHA					
GRANTEE: PLEDGER SHARON K					

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
BAS=[YR=2002] W5 UOP=[YR=2002] N8 W18 N8 W28 N1 W19 S10 UOP=[YR=2002] W3 S6 E3 N6\$ S7 E20 FOP=[YR=2002] S8 E21 N8 W21 \$ E23 N1 E7 S1 E15 \$ W15 N1 W7 S1 W2 S8 W21 N8 W20 UOP=[YR=2002] W4 S5 E4 N5 \$ S9 UOP=[YR=2002] W4 S8 E4 N8 \$ S30 E27 FOP=[YR=2002] S4 E1 S1 E10 N5 W3 N3 W6 S3 W2 \$ E2 N3 E6 S3 E13 FGR=[YR=2002] S26 E22 N8 UOP=[YR=2002] E4 N8 W4 S8 \$ N18 W22 \$ E22 N13 UOP=[YR=2002] E5 N8 W5 S8 \$ N26 \$ PTR= E15 FUS=[YR=2002] E3 N4 E13 S26 W16 N22 \$ W15 \$.									