

LOT 46
IN OR 2025/1975
BEACHWOOD VILLAGE UNIT 1

LASK GEORGE L & AMY L REV LVG TRUST/LASK GEORGE L
9707 US HIGHWAY 42
PROSPECT, KY 40059

2026

01-6N-29-0201-0046-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	10
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NEIGHBORHOOD/LOC	10001.00
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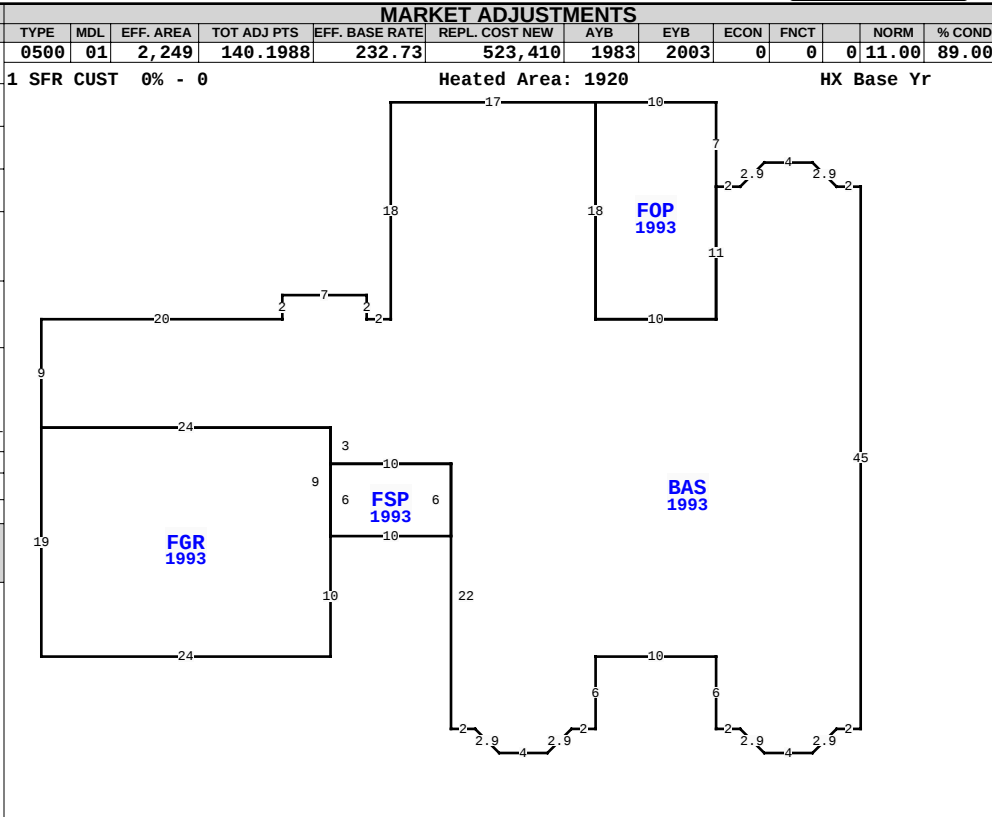
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,920	100	1993	1,920	397,689
FGR	456	55	1993	251	51,989
FOP	180	30	1993	54	11,185
FSP	60	40	1993	24	4,972

TOTALS	2,616			2,249	465,835
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0860	POOL/SPA	0	0	0	0	1.00	UT	50,000.00
2	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00
5	0910	SCRN RM L	0	0	0	0	1,872.00	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-1	0.00	0.00	1.00

REVIEW DATE	01/01/2023	BY	CD
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7 BEACH WOOD RD, FERNANDINA BEACH	BLD DATE	LGL DATE	05/04/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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	0860	POOL/SPA	0	0	0	0	1.00	UT	50,000.00	50,000.00	100	1983	1983	04	85	42,500	
2	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	1983	1983	3	49	980	
5	0910	SCRN RM L	0	0	0	0	1,872.00	SF	15.00	15.00	100	2019	2019	3	78	21,902	

TOTAL OB/XF															65,382		
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					
	RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	600,000.00	600,000.00	600,000.00					

Total Acres: 0.00	Total Land Value: 600,000	Market: 0	Agricultural: 0	Common: 600,000
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	5
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		465,835	
TOTAL MARKET OB/XF VALUE		65,382	
TOTAL LAND VALUE - MARKET		600,000	
TOTAL MARKET VALUE		1,131,217	
SOH/AGL Deduction		187,395	
ASSESSED VALUE		943,822	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		943,822	
TOTAL JUST VALUE		1,131,217	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,020,996	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1903372	SCRN ENCL	18,000	04/04/2019
0081	H/AC	850	06/01/1993

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2025/1975	1/28/2016	WD Q	Q	I	01
GRANTOR: MCNICHOLS DAVID J & M					
GRANTEE: LASK GEORGE L & AMY					
1984/1390	5/22/2015	WD Q	Q	I	02
GRANTOR: HARGREAVES PAUL J & S					
GRANTEE: MCNICHOLS DAVID J &					

BUILDING NOTES					
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BUILDING DIMENSIONS					
BAS=[YR=1993] W2 U2 L2 W4 D2 L2 W2 FOP=[YR=1993] N7 W10 S18 E10 N11 \$ S11 W10 N18 W17 S18 W2 N2 W7 S2 W20 S9 FGR=[YR=1993] S19 E24 N10 FSP=[YR=1993] E10 N6 W10 S6 \$ N9 W24 \$ E24 S3 E10 S22 E2 D2 R2 E4 U2 R2 E2 N6 E10 S6 E2 D2 R2 E4 U2 R2 E2 N45 \$.					