



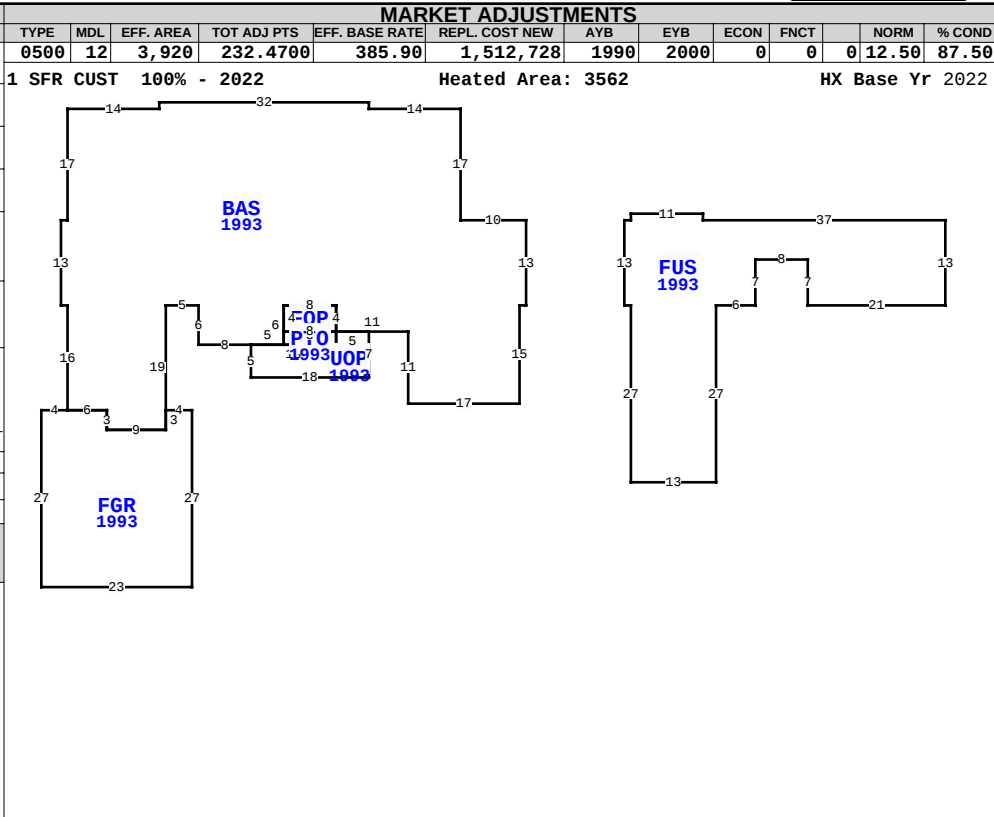
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 60
Exterior Wall	12	CEDAR 40
Roof Structure	03	GABLE/HIP 100
Roof Cover	09	CEDAR SHAK 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 60
Interior Floor	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	3.5	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,619	100	1993	2,619	884,338
FGR	594	55	1993	327	110,415
FOP	32	30	1993	10	3,377
FUS	943	100	1993	943	318,416
PTO	16	5	1993	1	338
UOP	100	20	1993	20	6,753

TOTALS	4,304			3,920	1,323,637
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0504	FP-ELECTRI	0	100	0	1.00	UT	2,000.00	
3	1124	CB/STC 4"	0	100	26	5	SF	6.50	



27 SEA MARSH RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2025
INC DATE		AG DATE	MLU

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	12	3,920	232.4700	385.90	1,512,728	1990	2000	0	0	12.50	87.50

NASSAU COUNTY PROPERTY

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		1,323,637
TOTAL MARKET OB/XF VALUE		1,741
TOTAL LAND VALUE - MARKET		700,000
TOTAL MARKET VALUE		2,025,378
SOH/AGL Deduction		600,436
ASSESSED VALUE		1,424,942
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		1,373,531
TOTAL JUST VALUE		2,025,378
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,990,012

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1428831	REPAIR/RRF	40,000	05/01/2014
6174	NEW CONSTR	334,150	12/19/1989

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2478/0624	7/09/2021	WD Q	Q	I	02

GRANTOR: OTTENRITTER ROBERT E
GRANTEE: LATSON LARRY A & DE
1010/1549 10/03/2001 WD Q I 805,000
GRANTOR: ERICKSON RICHARD D JR
GRANTEE: OTTENRITTER ROBERT

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=1993] W10 N17 W14 N1 W32 S1 W14 S17 W1 S13 E1 S16
FGR=[YR=1993] W4 S27 E23 N27 W4 S3 W9 N3 W6 \$ E6 S3 E9 N19
E5 S6 E8 UOP=[YR=1993] S5 E18 N7 W5 FOP=[YR=1993] N4 W8
S4PTO=[YR=1993] S2 E8 N2 W8\$ E8\$ S2 W13\$ E5 N6 E8 S4 E11 S11
E17 N15 E1 N13 \$PTR= E15 FUS=[YR=1993] E1 N1 E11 S1 E37 S13
W21 N7 W8 S7 W6 S27 W13 N27 W1 N13 \$ W15 \$.

LAND DESCRIPTION										TOTAL OB/XF										1,741					
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	000140	C	RES GOLF	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	700,000.00	700,000.00	700,000								