

LOT 51
IN OR 764 PG 620
SEA MARSH VILLAGE 1 PB 4/11

OSBON MARILYN
32 SEA MARSH RD
FERNANDINA BEACH, FL 32034

2026

01-6N-29-1900-0051-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 90
Exterior Wall	17	CB STUCCO 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 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		4.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10001.00	

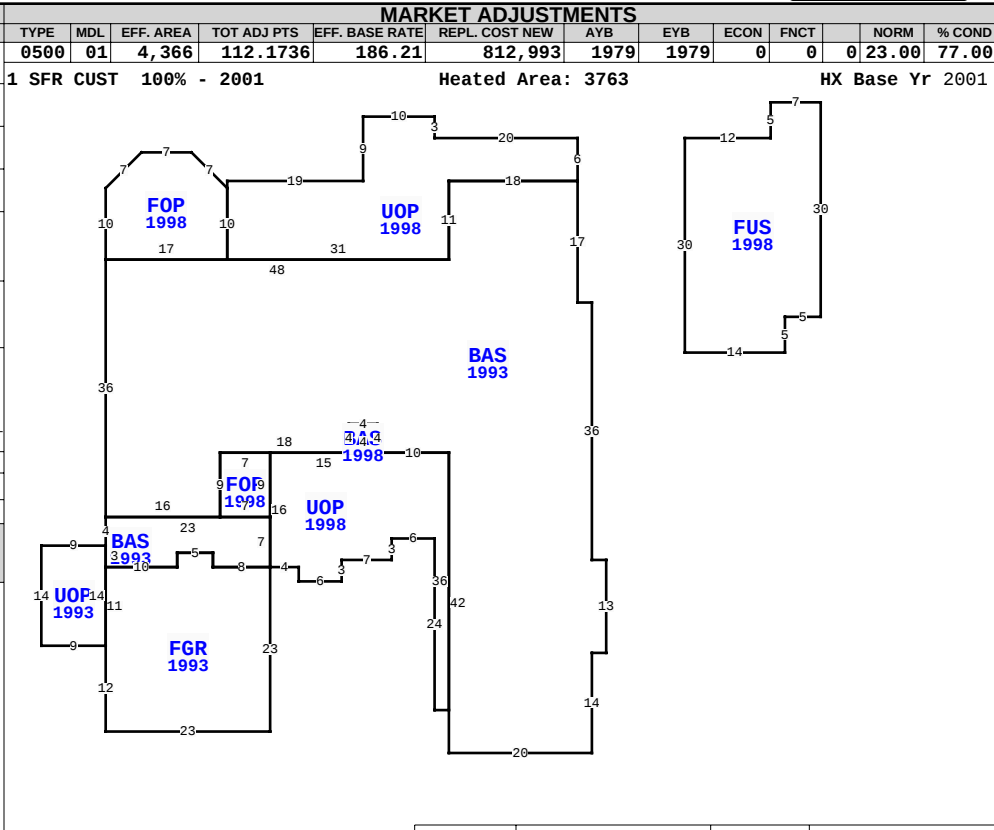
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	151	100	1993	151	21,651
BAS	3,016	100	1993	3,016	432,439
BAS	16	100	1998	16	2,294
FGR	539	55	1993	296	42,441
FOP	63	30	1998	19	2,724
FOP	230	30	1998	69	9,893
FUS	580	100	1998	580	83,162
UOP	126	20	1993	25	3,584
UOP	421	20	1998	84	12,044
UOP	551	20	1998	110	15,772
TOTALS	5,693			4,366	626,005

EXTRA FEATURES

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	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	1998	1998	3	79	1,580	
3	1242	WD DECK A	0 100	0	0	796.00	SF	10.00	10.00	100	1998	1998	3	20	1,592	
4	0300	BOAT DCK W	0 100	0	0	414.00	SF	40.00	40.00	100	1998	1998	3	24	3,974	
5	0860	POOL/SPA	0 100	0	0	1.00	UT	50,000.00	50,000.00	100	1998	1998	04	85	42,500	
7	1126	CB/STC 8"	0 100	0	0	357.00	SF	8.00	8.00	100	1998	1998	3	72	2,056	

LAND DESCRIPTION			TOTAL OB/XF 51,702													
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
1	000131	C	RES CREEK	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	900,000.00	900,000.00

REVIEW DATE 01/01/2023 BY CD



32 SEA MARSH RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026
INC DATE		AG DATE	MLU

TOTAL OB/XF 51,702																
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
1	000131	C	RES CREEK	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	900,000.00	900,000.00

Total Acres: 0.00 Total Land Value: 900,000 Market: 0 Agricultural: 0 Common: 900,000

NASSAU COUNTY PROPERTY				PAGE 1 of 1			
VALUATION SUMMARY				STANDARD			
VALUATION BY				Tax Group: 5			
BUILDING MARKET VALUE				Tax Dist:			
TOTAL MARKET OB/XF VALUE				626,005			
TOTAL LAND VALUE - MARKET				51,702			
TOTAL MARKET VALUE				900,000			
SOH/AGL Deduction				1,577,707			
ASSESSED VALUE				438,710			
TOTAL EXEMPTION VALUE				1,138,997			
BASE TAXABLE VALUE				HX HB			
TOTAL JUST VALUE				51,411			
NCON VALUE				1,087,586			
INCOME VALUE				1,577,707			
PREVIOUS YEAR MKT VALUE				0			
PERMIT NUM				DESCRIPTION			
M982903				H/AC			
B9704382				SWIM POOL			
B9704061				ADDITION			
SALES DATA				OFF RECORD			
Number				DATE			
0764/0620				7/02/1996			
GRANTOR: MARTENS MARY L TRUSTE				TYPE INST			
GRANTEE: OSBON MARILYN				Q U			
0534/0542				1/05/1988			
GRANTOR: MARTEN ROBERT W				WD Q I			
GRANTEE: MARTENS MARY L TR				RSN CD			
BUILDING NOTES				SALE PRICE			
BUILDING DIMENSIONS				350,000			

UOP=[YR=1998] W20 N3 W10 S9 W19 S1 FOP=[YR=1998] U5 L5 W7 D5 L5 S10 BAS=[YR=1993] S36 BAS=[YR=1993] S4 UOP=[YR=1993] W9 S14 E9 FGR=[YR=1993] S12 E23 N23 UOP=[YR=1998] E4 S2 E6 N3 E7 N3 E6 S24 E2 N36 W10 BAS=[YR=1998] N4 W4 S4 E4 \$ W15 FOP=[YR=1998] W7 S9 E7 N9 \$ S16 \$ W8 N2 W5 S2 W10 S11 \$ N14 \$ S3 E10 N2 E5 S2 E8 N7 W23 \$ E16 N9 E18 N4 E4 S4 E10 S42 E20 N14 E2 N13 W2 N36 W2 N17 W18 S11 W48 \$ E17 N10 \$ S10 E31 N11 E18 N6 \$ PTR= E15 FUS=[YR=1998] E12 N5 E7 S30 W5 S5 W14 N30 \$ W15 \$.																
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