

MEAKIN CHARLES JAMES III & LINDSAY HOLMES
60 LONG POINT DRIVE
FERNANDINA BEACH, FL 32034

03-6N-29-00LP-0022-0000

NASSAU COUNTY PROPERTY										PAGE 1 of 1		5
VALUATION SUMMARY												
VALUATION BY						STANDARD						
Tax Group: 5						Tax Dist:						
BUILDING MARKET VALUE						1,431,200						
TOTAL MARKET OB/XF VALUE						56,989						
TOTAL LAND VALUE - MARKET						800,000						
TOTAL MARKET VALUE						2,288,189						
SOH/AGL Deduction						671,286						
ASSESSED VALUE						1,616,903						
TOTAL EXEMPTION VALUE						HX HB		51,411				
BASE TAXABLE VALUE						1,565,492						
TOTAL JUST VALUE						2,288,189						
NCON VALUE						0						
INCOME VALUE												
PREVIOUS YEAR MKT VALUE						2,167,686						
PERMIT NUM				DESCRIPTION				AMT			ISSUED	
SP260000386				PRIVATE PROVIDER				188,014			01/13/2026	
22008147				SWIM POOL				72,000			05/25/2022	
B0310694				NEW CONSTR				832,592			02/01/2003	
SALES DATA												
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE				
2429/0199		1/28/2021		WD	Q	I	01	1,600,000				
GRANTOR: CLARKE CHARLES D & AN												
GRANTEE: MEAKIN CHARLES JAME												
2382/0046		8/05/2020		WD	U	I	11	100				
GRANTOR: CLARKE CHARLES D & AN												
GRANTEE: CLARKE CHARLES D &												
BUILDING NOTES												
BUILDING DIMENSIONS												
FGR=[YR=2004] W3 N6 W24 UOP=[YR=2004] W15 S8 E15 N8 \$ S11												
FOP=[YR=2004] W19 BAS=[YR=2004] N9 W30 N2 W17 S2 W16												
FSP=[YR=2004] W9 S14 E3 UOP=[YR=2004] S27 W2 N2 W6 S18 E14												
N16 E1 FSP=[YR=2004] S16 E8 N16 W8 \$ E12 N25 W10 N2 W9 \$ E6												
N14 \$ S14 E3 S2 E10 S25 W4 S16 E19 S2 UOP=[YR=2004] S7 E10												
N7 W10 \$ E31 N2 E15 N16 W15 FOP=[YR=2004] N8 DCK=[YR=2004]												
E6 N2 E1 N3 W1 N1 W6 S6 \$ N19 W9 S2 R2 D2 S5 L2 D2 S16												
E9\$ W9 N16 R2 U2 N5 L2 U2 N2 E13 N5 \$ S5 E19 N5 \$ S13 E24												
N6 E3 N12 \$ PTR= N15 FUS=[YR=2004] N15 E15 N7W11 S3 W4 N11												
E15 N13 W37 S27 W3 FOP=[YR=2004] W8 S16E8 N16 \$ S16 E25 \$												
S15 \$.												
ND LUE	OTHER ADJUSTMENTS AND NOTES			YEAR	DENSITY	DECL	FRZ	YR	CONSRV			
000,000												
Common: 800,000												
PRINTED 07/09/2026 BY SYS												