LOT 25
IN OR 1003/1468
LONG POINT #1 PB 5/85-89

MEYERS KATHERINE L
66 LONG POINT DRIVE
FERNANDINA BEACH, FL 32034

2026

03-6N-29-00LP-0025-0000

BUILDING CHARACTERISTICS

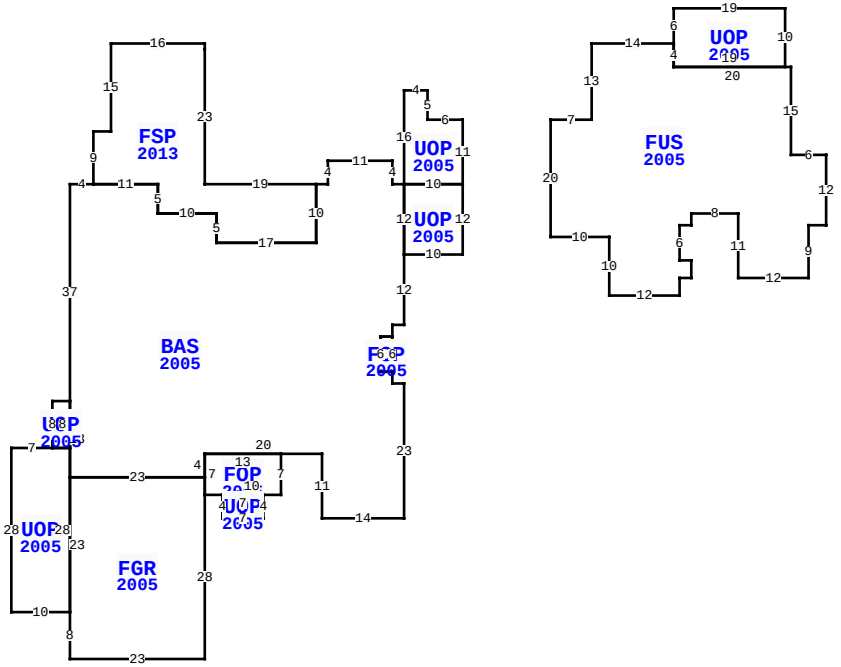
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 60
Exterior Wall	16	WD FR STUC 40
Roof Structur	08	IRREGULAR 100
Roof Cover	07	CONC TILE 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10007.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,660	100	2005	2,660	537,740
FGR	713	55	2005	392	79,246
FOP	12	30	2005	4	808
FOP	91	30	2005	27	5,459
FSP	631	40	2013	252	50,944
FUS	1,434	100	2005	1,434	289,895
UOP	24	20	2005	5	1,011
UOP	28	20	2005	6	1,213
UOP	120	20	2005	24	4,852
UOP	130	20	2005	26	5,256
TOTALS	6,313			4,924	995,426

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	11	4,924	135.3158	224.62	1,106,029	2005	2005	0	0	0	10.00	90.00

1 SFR CUST 100% - 2025 Heated Area: 4094 HX Base Yr 2025



** This building has 12 Sub-Areas

66 LONG POINT DR, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/23/2026 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		995,426
TOTAL MARKET OB/XF VALUE		77,848
TOTAL LAND VALUE - MARKET		800,000
TOTAL MARKET VALUE		1,873,274
SOH/AGL Deduction		143,284
ASSESSED VALUE		1,729,990
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		1,678,579
TOTAL JUST VALUE		1,873,274
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,684,508

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1806536	SCRNENCL	26,815	06/25/2018
M09514	MECH OTHER	0	03/01/2005
B0413949	NEW CONSTR	575,000	11/01/2004
B0414064	SWIM POOL	44,000	11/01/2004
B0413870	FOUNDATION	3,000	10/01/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1003/1468	8/17/2001	WD	Q	V		370,000
GRANTOR: JRT HOLDINGS INC						
GRANTEE: MEYERS KATHERINE L						
0849/0286	9/17/1998	WD	U	V	09	325,000
GRANTOR: BAHL WILLIAM F						
GRANTEE: JRT HOLDINGS INC						

BUILDING NOTES

EXTRA FEATURES

LN	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
2	0860	POOL/SPA	0	100	0	0	1.00	UT	60,000.00	60,000.00	100	2005	2005	05	85	51,000	
3	0911	SCRN RM A	0	100	0	0	1,117.00	SF	27.00	27.00	100	2018	2018	3	74	22,318	
4	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2005	2005	3	87	1,740	
5	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2005	2005	3	87	1,740	
7	0600	SUMMER KIT	0	100	0	0	1.00	UT	5,000.00	5,000.00	100	2005	2005	3	21	1,050	

BUILDING DIMENSIONS

BAS=[YR=2005;ORIG=-63,11] W4 S37 S13 E23 N4 E20 S11 E14 N23 W2 N2 W2 N6 E2 N2 E2 N12 N12 W2 N4 W11 S4 W2 S10 W17 N5 W10 N5 W11 $
FUS=[YR=2005;ORIG=15,0] E7 N13 E14 S4 E20 S15 E6 S12 W3 S9 W12 N11 W8 S2 W2 S6 E2 S3 W2 S3 W12 N10 W10 N20 $
FGR=[YR=2005;ORIG=-67,84] S8 E23 N28 N3 W23 S23 $
FSP=[YR=2013;ORIG=-44,-12] N1 W16 S15 W3 S9 E11 S5 E10 S5 E17 N10 W19 N23 $
UOP=[YR=2005;ORIG=-70,56] W7 S28 E10 N28 W3 $
UOP=[YR=2005;ORIG=36,-13] N6 E19 S10 W19 N4 $
UOP=[YR=2005;ORIG=0,0] W6 N5 W4 S16 E10 N11 $
UOP=[YR=2005;ORIG=-10,23] E10 N12 W10 S12 $

LAND DESCRIPTION

TOTAL OB/XF 77,848

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	800,000.00	800,000.00	800,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 800,000 Market: 0 Agricultural: 0 Common: 800,000 PRINTED 07/09/2026 BY SYS