LOT 47
IN OR 2039/335
LONG POINT #1 PB 5/85-89

PANELLA CHARLES N & PATSY L
39 LONG POINT DR
FERNANDINA BEACH, FL 32034

2026

03-6N-29-00LP-0047-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Quality	04	Quality Level 04

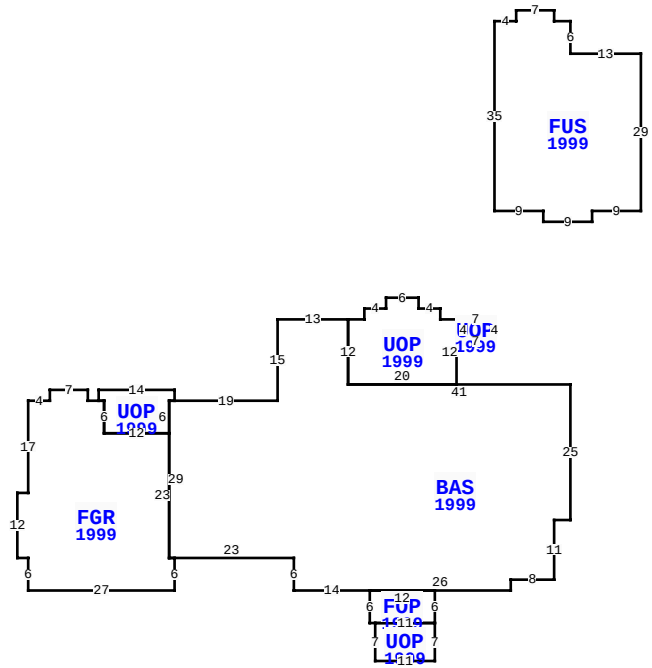
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 10
NEIGHBORHOOD/LOC 10007.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,715	100	1999	2,715	503,754
FGR	882	55	1999	485	89,989
FOP	72	30	1999	22	4,082
FUS	899	100	1999	899	166,805
UOP	28	20	1999	6	1,114
UOP	77	20	1999	15	2,783
UOP	100	20	1999	20	3,711
UOP	280	20	1999	56	10,390
TOTALS	5,053			4,218	782,629

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	11	4,218	128.4730	213.27	899,573	1999	1999	0	0	0	13.00	87.00

1 SFR CUST 100% - 2017 Heated Area: 3614 HX Base Yr 2017



39 LONG POINT DR, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2024 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 5

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		782,629
TOTAL MARKET OB/XF VALUE		2,055
TOTAL LAND VALUE - MARKET		700,000
TOTAL MARKET VALUE		1,484,684
SOH/AGL Deduction		980,238
ASSESSED VALUE		504,446
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		453,035
TOTAL JUST VALUE		1,484,684
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,468,834

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9805104	NEW CONSTR	410,000	06/01/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2039/0335	4/11/2016	WD	Q	I	01	795,000
GRANTOR: JONES BARBARA A ET AL						
GRANTEE: PANELLA CHARLES N &						
1678/0060	5/12/2010	WD	U	I	30	100
GRANTOR: JONES BARBARA A						
GRANTEE: JONES BARBARA A TRU						

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=1999] W7 UOP=[YR=1999] W3 N2 W4 N2 W6 S2 W4 S2 W3
BAS=[YR=1999] W13 S15 W19 UOP=[YR=1999] N2 W14 S2
FGR=[YR=1999] W2 N2 W7 S2 W4 S17 W2 S12 E2 S6 E27 N6 W1 N23
W12 N6 W1$ E1 S6 E12 N6 E1$ W1 S29 E23 S6 E14 FOP=[YR=1999]
S6 E1 UOP=[YR=1999] S7 E11 N7 W11$ E11 N6 W12$ E26 N2 E8 N11
E3 N25 W41 N12$ S12 E20 N12$ S4 E7 N4$ PTR=N20 FUS=[YR=1999]
N35 E4 N2 E7 S2 E3 S6 E13 S29 W9 S2 W9 N2 W9$ S20$.

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
1	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1999	1999	3	80	1,600	
3	1075	TRELLIS G	0	100	26	2	52.00	SF	35.00	35.00	100	1999	1999	3	25	455	

LAND DESCRIPTION

TOTAL OB/XF 2,055

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	000100	C	RES	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	700,000.00	700,000.00	700,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 700,000 Market: 0 Agricultural: 0 Common: 700,000 PRINTED 07/09/2026 BY SYS