LOT 3
IN OR 1536/548
NORTH HAMPTON PHASE 1 PB 6/215

FERRY DOUGLAS W & PATRICIA E
8633 NOYAK COURT
FERNANDINA BEACH, FL 32034-8122

2026

12-2N-27-1460-0003-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

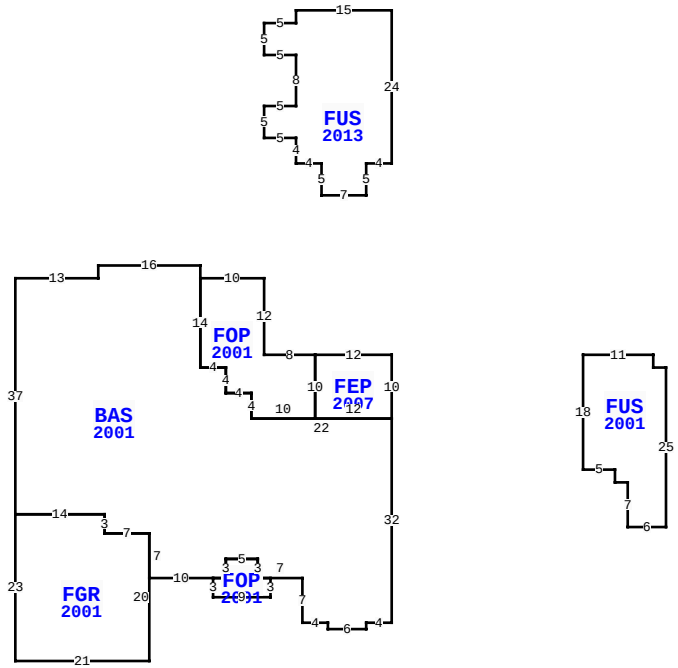
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4043.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,093	100	2001	2,093	279,112
FEP	120	80	2007	96	12,802
FGR	462	55	2001	254	33,872
FOP	42	30	2001	13	1,734
FOP	252	30	2001	76	10,135
FUS	288	100	2001	288	38,407
FUS	445	100	2013	445	59,343
TOTALS	3,702			3,265	435,405

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	3,265	109.0200	151.54	494,778	2001	2001	0	0	0	12.00	88.00

1 SNGL FAM 100% - 2008 Heated Area: 2826 HX Base Yr 2008



8633 NOYAK CT, FERNANDINA BEACH

BLD DATE	03/29/2023	NW	LGL DATE
XF DATE	09/12/2007	RK	LAND DATE
INC DATE			AG DATE

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		435,405
TOTAL MARKET OB/XF VALUE		58,840
TOTAL LAND VALUE - MARKET		127,500
TOTAL MARKET VALUE		621,745
SOH/AGL Deduction		264,238
ASSESSED VALUE		357,507
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		306,096
TOTAL JUST VALUE		621,745
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		595,011

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20002078	REPAIR/RRF	16,785	03/19/2020
B1327155	ADDITION	92,963	05/01/2013
B24485	XFOB	7,300	03/01/2011
R10553	REPAIR/RRF	300	07/01/2007
B19795	ADDITION	12,500	04/01/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1536/0548	11/16/2007	WD	Q	I	01	100
GRANTOR: FERRY DOUGLAS W & PAT						
GRANTEE: FERRY DOUGLAS W & P						
1361/1841	10/26/2005	WD	Q	I		560,900
GRANTOR: INTERVEST CONSTRUCTIO						
GRANTEE: FERRY DOUGLAS W & P						

BUILDING NOTES

BUILDING DIMENSIONS

FEP=[YR=2007] W12 FOP=[YR=2001] W8 N12 W10 BAS=[YR=2001] N2 W16 S2 W13 S37 FGR=[YR=2001] S23 E21 N20 W7 N3 W14 $ E14 S3 E7 S7 E10 FOP=[YR=2001] S3 E9 N3 W2 N3 W5 S3 W2 $ E2 N3 E5 S3 E7 S7 E4 S1 E6 N1 E4 N32 W22 N4 W4 N4 W4 N14 $ S14 E4 S4 E4 S4 E10 N10 $ S10 E12 N10 $ PTR=E30 FUS=[YR=2001] E11 S2 E2 S25 W6 N7 W2 N2 W5 N18 $ W30$ PTR= N30 FUS=[YR=2013] N24 W15 S2 W5 S5 E5 S8 W5 S5 E5 S4 E4 S5 E7 N5 E4 $ S30 $.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2001	2001	3	83	2,905	
4	0860	POOL/SPA	0	100	0	0	1.00	UT	60,000.00	60,000.00	100	2001	2001	05	85	51,000	
6	0350	CARPORT WD	0	100	10	12	120.00	SF	13.00	13.00	100	2007	2007	3	24	374	
7	0911	SCRN RM A	0	100	0	0	1,267.00	SF	18.00	18.00	100	2001	2001	3	20	4,561	

LAND DESCRIPTION

TOTAL OB/XF 58,840

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	000135	C	RES NATURAL	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	127,500.00	127,500.00	127,500							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 127,500 Market: 0 Agricultural: 0 Common: 127,500 PRINTED 07/09/2026 BY SYS