

LOT 428
IN OR 1316/110
NORTH HAMPTON PHASE 2 PB 6/328

GREYARD DAVID M & CAROLYN J
861657 NORTH HAMPTON CLUB WAY
FERNANDINA BEACH, FL 32034

2026

12-2N-27-1460-0428-0000



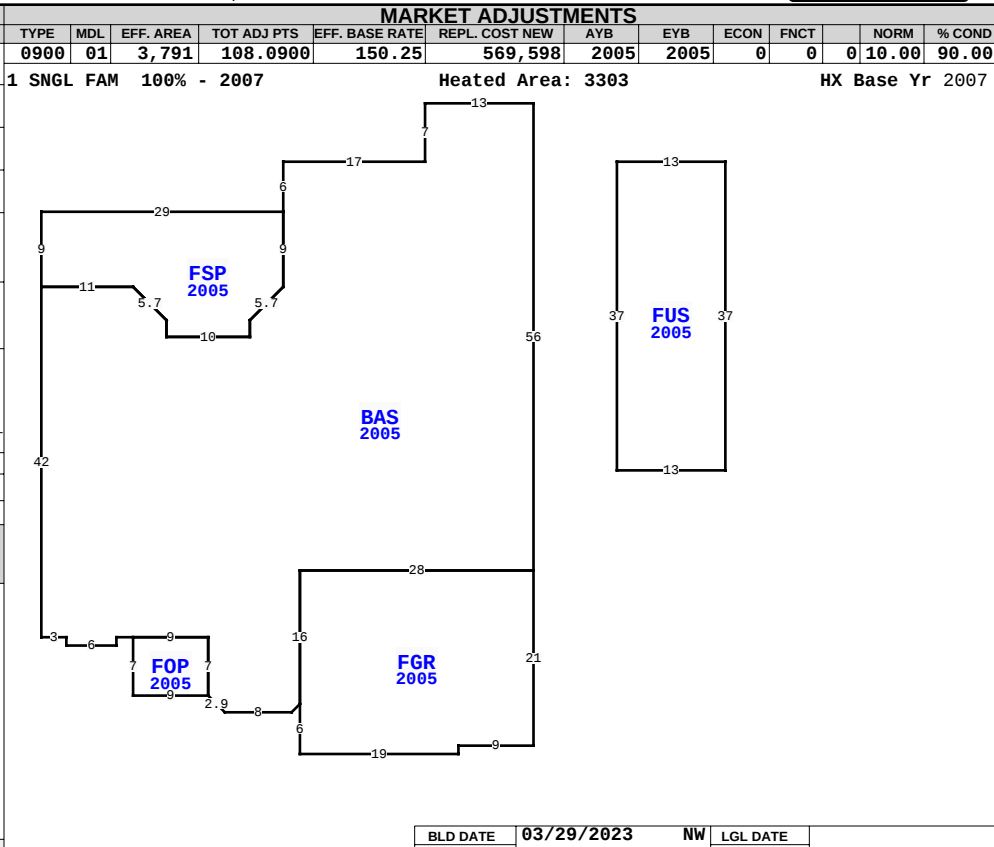
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 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	2,822	100	2005	2,822	381,605
FGR	607	55	2005	334	45,166
FOP	63	30	2005	19	2,570
FSP	337	40	2005	135	18,256
FUS	481	100	2005	481	65,043
TOTALS	4,310			3,791	512,638

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
4	0860	POOL/SPA	0	100	0	0	1.00	UT	60,000.00
7	0911	SCRN RM A	0	100	0	0	943.00	SF	18.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000140	C	RES GOLF	100		PUD	0.00	0.00	1.00



861657 NORTH HAMPTON CLUB WAY, FERNANDINA BEACH	BLD DATE 03/29/2023 NW	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY								STANDARD	
Tax Group: 4								Tax Dist:	
BUILDING MARKET VALUE								512,638	
TOTAL MARKET OB/XF VALUE								57,610	
TOTAL LAND VALUE - MARKET								105,000	
TOTAL MARKET VALUE								675,248	
SOH/AGL Deduction								338,887	
ASSESSED VALUE								51,411	
TOTAL EXEMPTION VALUE								HX HB	
BASE TAXABLE VALUE								287,476	
TOTAL JUST VALUE								675,248	
NCON VALUE								0	
INCOME VALUE									
PREVIOUS YEAR MKT VALUE								656,663	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0515259	SWIM POOL	33,031	01/01/2005

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1316/0110	5/09/2005	QC	Q	I	06	100	
GRANTOR: GREYARD DAVID M							
GRANTEE: GREYARD DAVID M & C							
1316/0109	5/09/2005	WD	Q	I		402,900	
GRANTOR: MORRISON HOMES INC							
GRANTEE: GREYARD DAVID M							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2005] W13S7W17S6FSP=[YR=2005] W29 S9E11 D4 R4 S2E10N2 U4 R4 N9S9 L4 D4 S2W10N2 U4 L4 W11S42E3S1E6 N1E2FOP=[YR=2005] S7E9N7W9S9E9S7 D2 R2 E8 U1 R1 FGR=[YR=2005] S6E19N1E9N21 W28S16N16E28N56\$ PTR=E10S7 FUS=[YR=2005] S37E13N37W13\$ N7W10\$.									