

LOT 455
ESMT PT OR 1430/1
EX MINERAL RIGHTS PT 1826/1193

MIRGOROD WALENTIN DEREK & PATRICIA
861936 NORTH HAMPTON CLUB WAY
FERNANDINA BEACH, FL 32034

2026

12-2N-27-1460-0455-0000



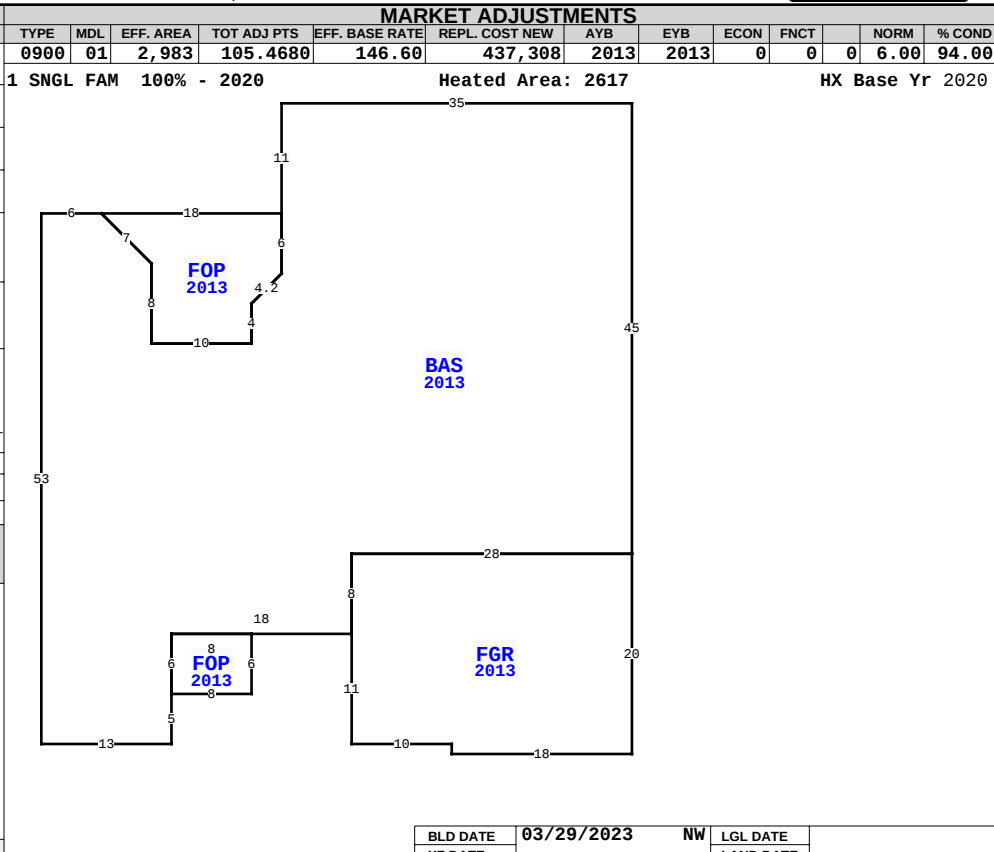
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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	2,617	100	2013	2,617	360,633
FGR	550	55	2013	302	41,617
FOP	48	30	2013	14	1,929
FOP	165	30	2013	50	6,890
TOTALS	3,380			2,983	411,070

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	0911	SCRN RM A	0	100	0	0	700.00	SF	18.00
5	0860	POOL/SPA	0	100	0	0	1.00	UT	50,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000134	C	RES POND	100		PUD	0.00	0.00	1.00



BLD DATE	03/29/2023	NW	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	
861936 NORTH HAMPTON CLUB WAY, FERNANDINA BEACH				

TOTAL OB/XF									
64,630									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000134	C	RES POND	100		PUD	0.00	0.00	1.00

NASSAU COUNTY PROPERTY									
PAGE 1 of 1 4									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					411,070				
TOTAL MARKET OB/XF VALUE					64,630				
TOTAL LAND VALUE - MARKET					127,500				
TOTAL MARKET VALUE					603,200				
SOH/AGL Deduction					213,336				
ASSESSED VALUE					389,864				
TOTAL EXEMPTION VALUE					51,411				
BASE TAXABLE VALUE					338,453				
TOTAL JUST VALUE					603,200				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					585,038				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21006882	POOL	56,500	07/20/2021
21006238	ADDITION	7,500	07/06/2021
B1327264	CO ISSUED	0	11/22/2013
B1327264	NEW CONSTR	0	06/01/2013

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2307/0121	9/23/2019	WD	Q	I	02	378,000	
GRANTOR:RELO DIRECT GOVERNMEN							
GRANTEE:MIRGOROD WALENTIN D							
2297/0286	5/25/2019	WD	U	I	37	378,000	
GRANTOR:GODSAVE JEREMY T & AN							
GRANTEE:RELO DIRECT GOVERN							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2013] W35 S11 FOP=[YR=2013] W18 D5 R5 S8 E10 N4 U3 R3 N6\$ S6 D3 L3 S4 W10 N8 U5 L5 W6 S53 E13N5 FOP=[YR=2013] E8 N6 W8 S6 \$ N6 E18 FGR=[YR=2013] S11 E10 S1 E18 N20 W28 S8 \$ N8 E28 N45 \$.									