



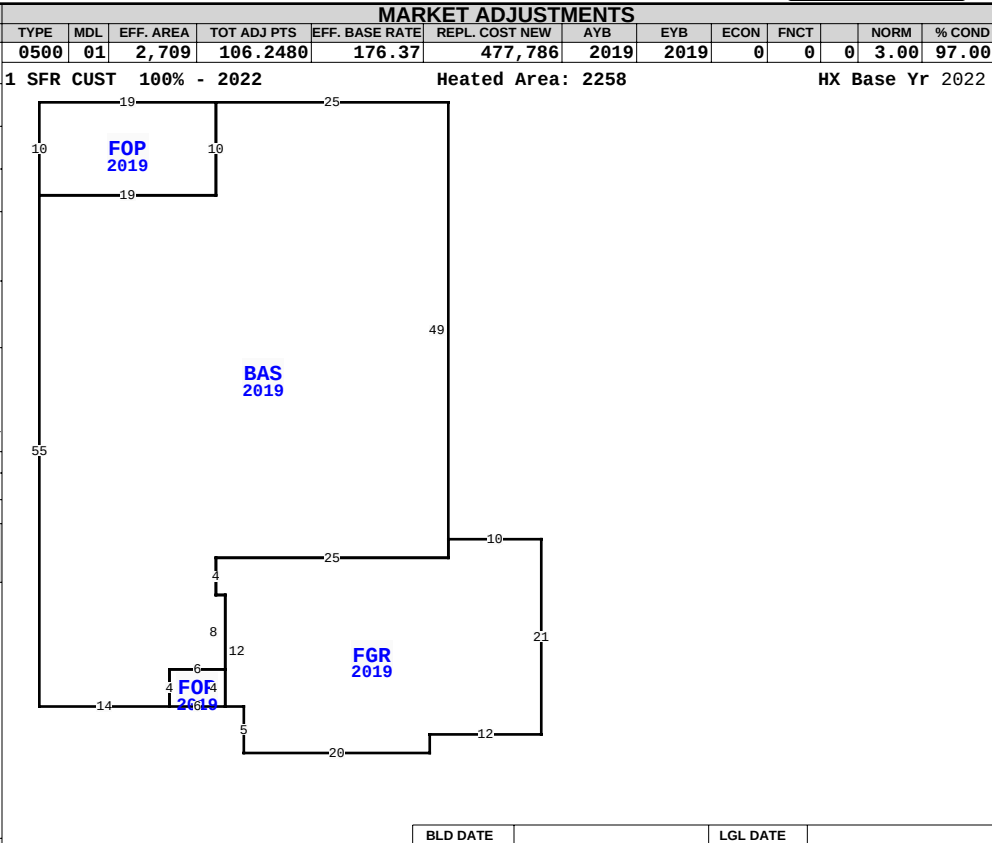
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4042.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,258	100	2019	2,258	386,296
FGR	704	55	2019	387	66,207
FOP	24	30	2019	7	1,198
FOP	190	30	2019	57	9,751
TOTALS	3,176			2,709	463,452

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
3	0911	SCRN RM A	0	100	0	1,168.00	SF	18.00	18.00
4	0860	POOL/SPA	0	100	30	1.00	UT	50,000.00	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



95179 BERMUDA DR, FERNANDINA BEACH	BLD DATE	LGL DATE	05/08/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF									
63,899									

NASSAU COUNTY PROPERTY									
PAGE 1 of 1 4									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					463,452				
TOTAL MARKET OB/XF VALUE					63,899				
TOTAL LAND VALUE - MARKET					135,000				
TOTAL MARKET VALUE					662,351				
SOH/AGL Deduction					72,993				
ASSESSED VALUE					589,358				
TOTAL EXEMPTION VALUE					51,411				
BASE TAXABLE VALUE					537,947				
TOTAL JUST VALUE					662,351				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					668,356				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1908505	SCRN ENCLSR	7,260	08/08/2019
19006586	SWIM POOL	55,000	06/20/2019
B1806550	NEW CONSTR	305,006	06/25/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2478/0408	7/08/2021	WD	Q	I	01	610,000
GRANTOR: SOLOMON SUSAN E & RAN						
GRANTEE: OVERLOCK CRAIG & RO						
2253/1180	2/05/2019	WD	Q	I	02	443,700
GRANTOR: RIVERSIDE HOMES OF N						
GRANTEE: SOLOMON SUSAN E & R						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2019] W25 FOP=[YR=2019] W19 S10 E19 N10\$ S10 W19 S55 E14 FOP=[YR=2019] E6 FGR=[YR=2019] E2 S5 E20 N2 E12 N21 W10 S2 W25 S4 E1 S12\$ N4 W6 S4\$ N4 E6 N8 W1 N4 E25 N49\$.									