LOT 36
IN OR 1429/298
AMELIA NATIONAL #1 PB 7/48

MALM RICHARD L & LAURIE I
95103 BERMUDA DRIVE
FERNANDINA BEACH, FL 32034

2026

26-2N-28-006A-0036-0000

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	15	HARDTILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02

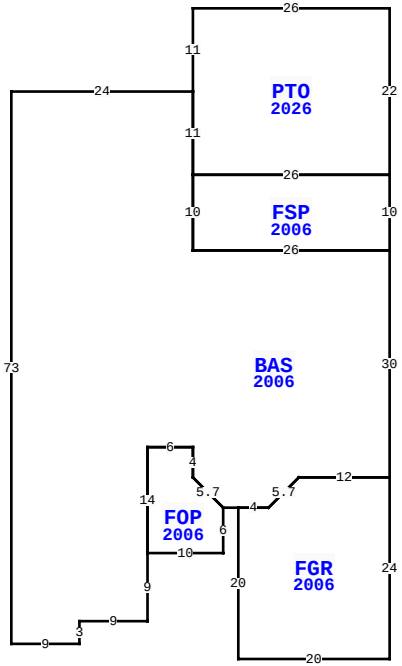
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4042.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,389	100	2006	2,389	317,388
FGR	456	55	2006	251	33,347
FOP	116	30	2006	35	4,650
FSP	260	40	2006	104	13,817
PTO	572	5	2026	29	3,853
TOTALS	3,793			2,808	373,054

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,808	105.6096	146.80	412,214	2006	2006	0	0	0	9.50	90.50

1 SNGL FAM 100% - 2007 Heated Area: 2389 HX Base Yr 2007



95103 BERMUDA DR, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		373,054
TOTAL MARKET OB/XF VALUE		15,092
TOTAL LAND VALUE - MARKET		135,000
TOTAL MARKET VALUE		523,146
SOH/AGL Deduction		291,604
ASSESSED VALUE		231,542
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		180,131
TOTAL JUST VALUE		523,146
NCON VALUE		15,901
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		511,333

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B240013898	SCREEN ENCLOSURE	25,600	12/16/2024
M10950	H/AC	0	01/01/2006
P10447	NEW CONSTR	0	12/01/2005
C16201	CO ISSUED	230,000	10/01/2005
B16201	NEW CONSTR	230,000	10/01/2005
E15963	NEW CONSTR	0	10/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1429/0298	7/19/2006	WD	U	I	07	100
GRANTOR: MORRISON HOMES INC						
GRANTEE: MALM RICHARD L & LA						
1423/1913	6/28/2006	WD	Q	I		378,500
GRANTOR: MORRISON HOMES INC						
GRANTEE: MALM RICHARD L& LAU						

BUILDING NOTES

EXTRA FEATURES

L N	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	2006	2006	3	88	3,080	
3	0912	SCRN RM G	0	100	26	22	572.00	SF	21.00	21.00	100	2026	2025		100	12,012	

BUILDING DIMENSIONS

BAS=[YR=2006;ORIG=-26,0] N11 W24 S73 E9 N3 E9 N9 N14 E6 S4 D4R4 E2 E4 U4R4 E12 N30 W26 N10 $
PTO=[YR=2026;ORIG=-26,-22] E26 S22 W26 N11 N11 $
FGR=[YR=2006;ORIG=-20,44] S20 E20 N24 W12 D4L4 W4 $
FSP=[YR=2006;ORIG=0,0] W26 S10 E26 N10 $
FOP=[YR=2006;ORIG=-32,50] E10 N6 U4L4 N4 W6 S14 $
.

LAND DESCRIPTION

TOTAL OB/XF 15,092

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000134	C	RES POND	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	135,000.00	135,000.00	135,000							

REVIEW DATE 07/28/2025 BY KW Total Acres: 0.00 Total Land Value: 135,000 Market: 0 Agricultural: 0 Common: 135,000 PRINTED 07/09/2026 BY SYS