



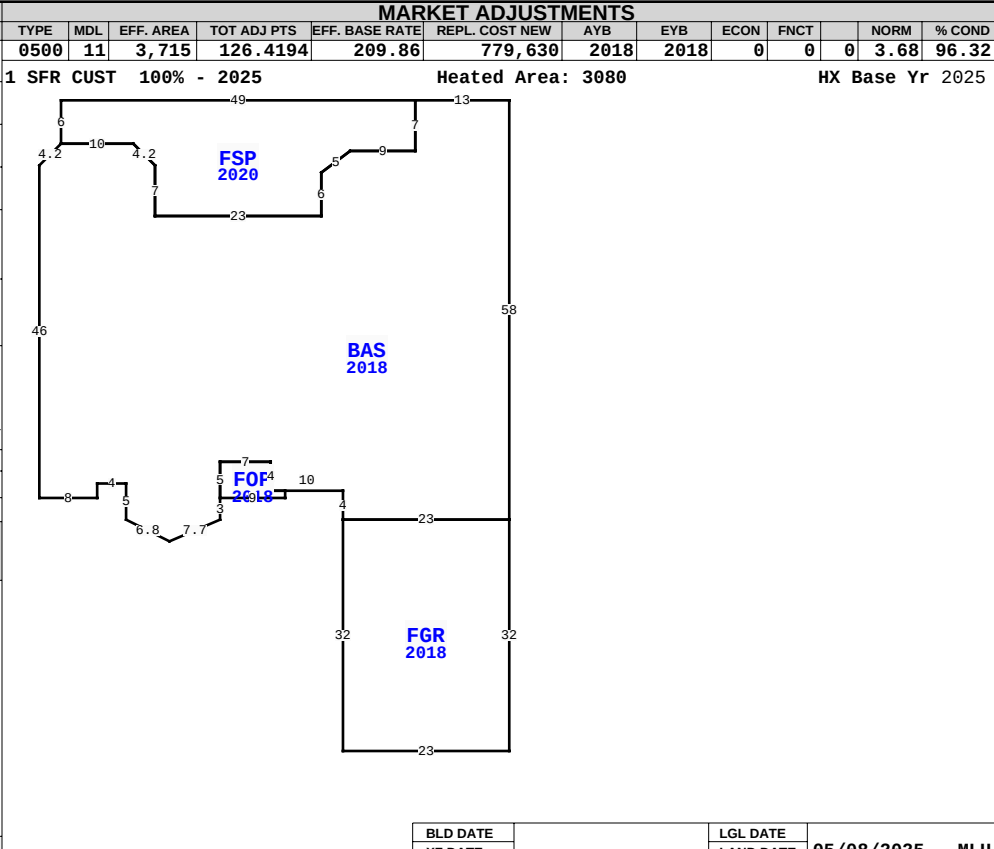
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 90
Exterior Wall	20	FACE BRICK 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	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	3,080	100	2018	3,080	622,583
FGR	736	55	2018	405	81,865
FOP	37	30	2018	11	2,223
FSP	548	40	2020	219	44,268
TOTALS	4,401			3,715	750,940

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
4	0600	SUMMER KIT	0	100	0	0	1.00	UT	5,000.00



95065 SWEETBERRY WAY, FERNANDINA BEACH									
TOTAL OB/XF 7,095									

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

NASSAU COUNTY PROPERTY									
PAGE 1 of 1 4									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					750,940				
TOTAL MARKET OB/XF VALUE					7,095				
TOTAL LAND VALUE - MARKET					200,000				
TOTAL MARKET VALUE					958,035				
SOH/AGL Deduction					0				
ASSESSED VALUE					958,035				
TOTAL EXEMPTION VALUE					HX HB 51,411				
BASE TAXABLE VALUE					906,624				
TOTAL JUST VALUE					958,035				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					962,909				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1706314	CO ISSUED	0	04/13/2018
B1706314	NEW CONSTR	0	07/14/2017

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2712/73	5/14/2024	WD	Q	I	01	1,025,000	
GRANTOR:VAN TOMME JOHN J & JA							
GRANTEE:KORNHEISER SANDRA &							
2190/1345	4/17/2018	WD	Q	I	02	527,100	
GRANTOR:AMELIA NATIONAL CONST							
GRANTEE:VAN TOMME JOHN J &							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2018] W13 FSP=[YR=2020] W49 S6 E10 D3 R3 S7 E23 N6 U3 R4 E9 N7\$ S7 W9 D3 L4 S6 W23 N7 U3 L3 W10 D3 L3 S46 E8 N2 E4 S5 D3 R6 R7 U3 N3 FOP=[YR=2018] E9 N1 W2 N4 W7 S5\$ N5 E7 S4 E10 S4 FGR=[YR=2018] S32 E23 N32 W23\$ E23 N58\$.									