

SMITH-GREEN HEIDI/GREEN WALTER
95347 BROOKHILL PLACE
FERNANDINA BEACH, FL 32034

32-2N-28-005A-0012-0000

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall Roof Structure08

HARDIE BRD 100 IRREGULAR 100

Roof Cover Interior Wall Interior Floor Interior Floor Air Condition Heating Type Bedrooms Bathrooms

03 COMP SHNGL 100
05 DRYWALL 80
06 CUST PANEL 20
12 HARDWOOD 70
11 CLAY TILE 30
03 CENTRAL 100
04 AIR DUCTED 100
5 100
2.5 100

Frame Stories Units Occupancy

02 WOOD FRAME 100
1.5 100
0 100
00 NONE 100

Quality

02 Quality Level 02

DOR CODE

0100 SINGLE FAMILY

MAP NUM

MKT AREA04

NEIGHBORHOOD/LOC

4008.00

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS2,61510020202,615566,126
FGR54155202029864,514
FOP1623020204910,609
FOP1963020205912,773
FUS379100202037982,051
STR241020202433

TOTALS

3,9173,402736,505

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONEFNCTNORM% COND

0500113,402133.0762220.91751,53620202020002.0098.00

1 SFR CUST 0% - 2025Heated Area: 2994HX Base Yr

The diagram illustrates the building's footprint and its constituent parts. The main rectangular area is divided into several sections: a large central rectangle (BAS 2020), two smaller rectangles at the bottom left (FOP 2020) and bottom right (FGR 2020), and a small square at the top right (STR 2020). A fifth section (FUS 2020) is located to the right of the main structure. Each section is labeled with its code and year, and dimensions are provided for each boundary.

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUE

SOH/AGL DeductionASSESSSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

736,50570,56195,000902,0660902,0660902,0660901,140

PERMIT NUMDESCRIPTIONAMTISSUED

B2007030SCRN ENCLSR10,39508/07/2020

C1903336CO ISSUED006/08/2020

B1908589SWIM POOL40,00008/12/2019

19003336NEW CONSTR402,02504/03/2019

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMERSN CD SALE PRICE

2705/15834/15/2024WDQI021,125,000

GRANTOR: TAMBASCO JEFFREY & CA

GRANTEE: SMITH-GREEN HEIDI

2492/8638/31/2021CNQI01885,000

GRANTOR: WINGFIELD BRANDON M &

GRANTEE: TAMBASCO JEFFREY &

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2020] W24 S10 W17 S2 FOP=[YR=2020] W18 S9 E18 N9\$ S9 W18 N9 W11 S2 W6 S31 E6 S7 E1 FOP=[YR=2020] S7 E28 N7 W28\$ E30 N5 E15 FGR=[YR=2020] S8 E6 S1 E13 N1 E5 N22 W24 S14\$ N14 E24 N33\$ PTR= E15 S30 FUS=[YR=2020] E6 STR=[YR=2020] N3 E8 S3 W8\$ E8 S7 E5 S9 W5 S7 W1 S1 W12 N1 W1 N23\$ N30 W15\$.

EXTRA FEATURES

95347 BROOKHILL PL, FERNANDINA BEACH

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/09/2025MLU

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

40500FP-PRE FAB00001.00UT3,500.003,500.00100202020203983,430

50860POOL/SPA003001.00UT50,000.0050,000.0010020202020049547,500

70911SCRN RM A00001,330.00SF18.0018.001002020202038219,631

LAND DESCRIPTION

TOTAL OB/XF70,561

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPEDTDPTH FACT% CONDTOT ADJUNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES0OR0.000.001.00LT1.001.001.0095,000.0095,000.0095,000

REVIEW DATE01/01/2023BYCD

Total Acres: 0.00Total Land Value: 95,000Market: 0Agricultural: 0Common: 95,000

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