

FURSE LIVING TRUST/FURSE CAROLYN R TRUSTEE
96220 MARSH LAKES DRIVE
FERNANDINA BEACH, FL 32034

37-2N-28-1320-0049-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall16WD FR STUC 80

Exterior Wall31HARDIE BRD 20

Roof Structur08IRREGULAR 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo15HARDTILE 70

Interior Floo14CARPET 30

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms2 100

Frame02WOOD FRAME 100

Stories1.1. 100

Units0 100

Occupancy00NONE 100

Quality03Quality Level 03

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4015.00

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS2,07310019992,073322,725

FGR67255199937057,602

FOP60301999182,802

FOP42030200712619,616

FUS408100199940863,518

PTO64519993467

STR451020074622

UOP322019996934

UOP4020199981,246

TOTALS3,8143,016469,531

MARKET ADJUSTMENTS

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

0500013,016107.7320178.84539,381199919990012.9587.05

1 SFR CUST100% - 2000Heated Area: 2481HX Base Yr 2000

BLD DATEXF DATEINC DATE

LGL DELAND DATEAG DATE

03/19/2024MLU

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 7Tax Dist:

BUILDING MARKET VALUE469,531

TOTAL MARKET OB/XF VALUE0

TOTAL LAND VALUE - MARKET350,000

TOTAL MARKET VALUE819,531

SOH/AGL Deduction426,788

ASSESSED VALUE392,743

TOTAL EXEMPTION VALUEHX HB WX56,411

BASE TAXABLE VALUE336,332

TOTAL JUST VALUE819,531

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE813,635

PERMIT NUMDESCRIPTIONAMTISSUED

R2007998REPAIR/RRF27,10409/01/2020

9805314NEW CONSTR126,44308/01/1998

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE

1704/01527/06/2010WD U I 30100

GRANTOR:FURSE THOMAS W & CARO

GRANTEE:FURSE LIVING TRUST

0781/03551/02/1997WD Q V41,000

GRANTOR:AMELIA ISLAND COMAPNY

GRANTEE:FURSE THOMAS W & CA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] W13 FOP=[YR=2007] N12 W23 STR=[YR=2007] N5 W9
S5 E9\$ W12 S12 E35 \$ W48 S34 UOP=[YR=1999] W8 S4
PTO=[YR=1999] S8 E8 FGR=[YR=1999] S18 E12 N2 E12 N26 W12 N2
W12 S12 \$ N8 W8 \$ E8 N4\$ E12 S2 E26 UOP=[YR=1999] S4 E10 N4
FOP=[YR=1999] N6 W10 S6 E10 \$ W10 \$ N6 E10 S3 E13 N33 \$
PTR=E15 FUS=[YR=1999] E34 S12 W34 N12 \$W15 \$.

LAND DESCRIPTION

TOTAL OB/XF0

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1 000116CRES MARSH100PUD0.000.001.00LT1.001.001.00350,000.00350,000.00350,000

REVIEW DATE01/01/2023BYCDTotal Acres: 0.00Total Land Value: 350,000Market: 0Agricultural: 0Common: 350,000PRINTED 07/09/2026 BY SYS