

SIKES JACK D JR & MARSHA
815 CURNUTTE DR
FERNANDINA BEACH, FL 32034

00-00-30-0050-000A-0050

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall08WD ON PLY 50

Exterior Wall20FACE BRICK 50

Roof Structur03GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall05DRYWALL 100

Interior Floo11CLAY TILE 50

Interior Floo14CARPET 50

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms1.5 100

Frame Stories Units02WOOD FRAME 100
0 100
0 100

BUD8 Adjustme Occupancy05DIST 1A 100
00NONE 100

Quality03Quality Level 03

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA02

NEIGHBORHOOD/LOC2029.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ ASUBAREA MARKET VALUE

BAS1,1001001,100110,267

STP6101100

UEP3366020220,249

TOTALS1,4421,303130,616

MARKET ADJUSTMENTS

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

0900011,303118.5600140.79183,449197219800028.8071.20

1 SNGL FAM - 100% - 1973Heated Area: 1100HX Base Yr 1973

2812121625251529

UEP2009BAS1993STP1993

NASSAU COUNTY PROPERTY

PAGE 1 of 18

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 8Tax Dist:

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

SOH/AGL DeductionASSESSSED VALUETOTAL EXEMPTION VALUETOTAL TAXABLE VALUETOTAL JUST VALUENCON VALUETHINCOME VALUETOTAL PREVIOUS YEAR MKT VALUE

SALES DATA

OFF RECORD NumberDATETYPE INSTQ U I V I RSN CD SALE PRICE

0136/05551/01/1972TA Q I17,500

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W16 UEP=[YR=2009] N12 W28 S12 E28\$ W28 S25 E15 STP=[YR=1993] S2 E3 N2 W3\$ E29 N25\$.

EXTRA FEATURES

815 CURNUTTE DR, FERNANDINA BEACH

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

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

10811CONCRETE B0100001,256.00SF5.205.20100198019803352,286

20350CARPORT WD010010990.00SF13.0013.0010019901990320234

30810CONCRETE A01000072.00SF6.506.5010019801980335164

41242WD DECK A010000150.00SF10.0010.0010019901990320300

50351CARPORT MT01002412288.00SF5.605.6010019901990320323

61242WD DECK A010000180.00SF10.0010.0010019901990320360

71242WD DECK A010000120.00SF10.0010.0010019901990320240

80825BRICK01000089.00SF8.758.7510019901990387678

90830FLAGSTONE010000192.00SF12.0012.00100199019903621,428

LAND DESCRIPTIONTOTAL OB/XF6,013

L NUSE CODECLS LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEDJ UNIT PRICELAND VALUETOHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR100RS-280.00140.001.00LT1.001.001.00100,000.00100,000.00100,000

REVIEW DATE04/28/2020BYDJATotal Acres: 0.00Total Land Value: 100,000Market: 0Agricultural: 0Common: 100,000PRINTED 08/02/2023 BY SYS