

PT OF LOTS 71 & 72
IN OR 1459/1853
SUB PT OF SEC 4 PB 0/59

CHURCH OF GOD OF PROPHECY OF FERNANDINA BEACH INC
2712 SOUTH 14TH STREET
FERNANDINA BEACH, FL 32034

2023

00-00-30-0740-0071-0010



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																			
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																	
Exterior Wall	05	AVERAGE 100								7101	04	3,970	86.2110	145.05	575,848	1982	1982	0	0	0	17.25	82.75	VALUATION BY																
Roof Structur	04	WOOD TRUSS 100								1 CHURCH - 0% - 0										Heated Area: 3970										HX Base Yr									
Roof Cover	03	COMP SHNGL 100																		Tax Group: 8										Tax Dist:									
Interior Wall	05	DRYWALL 100																		BUILDING MARKET VALUE										476,514									
Interior Floo	14	CARPET 100																		TOTAL MARKET OB/XF VALUE										6,659									
Ceiling	01	FIN.SUSPD 100																		TOTAL LAND VALUE - MARKET										200,000									
Air Condition	03	CENTRAL 100																		TOTAL MARKET VALUE										683,173									
Heating Type	04	AIR DUCTED 100																		SOH/AGL Deduction										230,776									
Fixtures	4	100																		ASSESSED VALUE										452,397									
Frame	02	WOOD FRAME 100																		TOTAL EXEMPTION VALUE										02 452,397									
Story Height	9	100																		BASE TAXABLE VALUE										0									
RMS	4	100																		TOTAL JUST VALUE										683,173									
Stories	1.	1. 100								NCON VALUE										0																			
Units	0	100								INCOME VALUE																													
BUD8 Adjustme	05	DIST 1A 100								PREVIOUS YEAR MKT VALUE										531,839																			
Occupancy	00	NONE 100																																					
Quality		03 Quality Level 03																																					
DOR CODE		7100CHURCHES																																					
MAP NUM										MKT AREA		02																											
NEIGHBORHOOD/LOC		2002.00																																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																			
BAS	3,970	100	3,970	476,515																																			
TOTALS		3,970		3,970	476,514																																		
EXTRA FEATURES					2712 S 14TH ST, FERNANDINA BEACH																																		
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	0810	CONCRETE A	0	0	9	4			36.00 SF 6.50	6.50	100	1982	1982	3	41	96																							
2	1241	WD DECK G	0	0	3	3			9.00 UT 11.50	11.50	100	1982	1982	3	20	21																							
3	0441	STK FNC 4'	0	0	0	0			23.00 LF 6.50	6.50	100	2000	2000	3	20	30																							
4	0810	CONCRETE A	0	0	0	0			67.00 SF 6.50	6.50	100	2000	2000	3	80	348																							
5	0097	AWNING CN	0	0	0	0			12.00 SF 65.00	65.00	100	2000	2000	3	40	312																							
6	0940	SHEDS/PORT	0	0	7	8			56.00 SF 30.00	30.00	100	1990	1990	3	20	336																							
7	0940	SHEDS/PORT	0	0	8	8			64.00 SF 30.00	30.00	100	1990	1990	3	20	384																							
8	0810	CONCRETE A	0	0	0	0			477.00 SF 6.50	6.50	100	2000	2000	3	80	2,480																							
9	0972	ST LGHT UN	0	0	0	0			3.00 UT 2,530.00	2,530.00	100	1990	1990	3	29	2,201																							
10	0971	ST LGHT OV	0	0	0	0			1.00 UT 1,555.00	1,555.00	100	1990	1990	3	29	451																							
LAND DESCRIPTION										TOTAL OB/XF										6,659																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV															
1	007100	C	CHURCH	0	0003	RS-2	0.00	0.00	2.00	AC		1.00	1.00	1.00	100,000.00	100,000.00	200,000																						
REVIEW DATE 01/23/2018 BY KK Total Acres: 2.00 Total Land Value: 200,000 Market: 0 Agricultural: 0 Common: 200,000 PRINTED 08/02/2023 BY SYS																																							