

PT OF LOTS 2 & 3
AMELIA ISLAND INDUSTRIAL PARK
1 PBK 4/67

2380 JAMESTOWN ROAD LLC/
2380 JAMESTOWN RD
FERNANDINA BEACH, FL 32034

2023

00-00-31-1015-0002-0010



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	25 MOD METAL 100
Roof Structur	10 STEEL FRME 100
Roof Cover	12 MODULAR MT 100
Interior Wall	01 MINIMUM 100
Interior Floo	03 CONC FINSH 100
Ceiling	02 F.NOT SUS 100
Air Condition	01 NONE 100
Heating Type	01 NONE 100
Plumbing	7 100
Frame	05 STEEL 100
Story Height	20 100
RMS	4 100
Stories	1. 1. 100
Class	00 . 100
Units	0 100
Occupancy	00 OWNER OCC 100

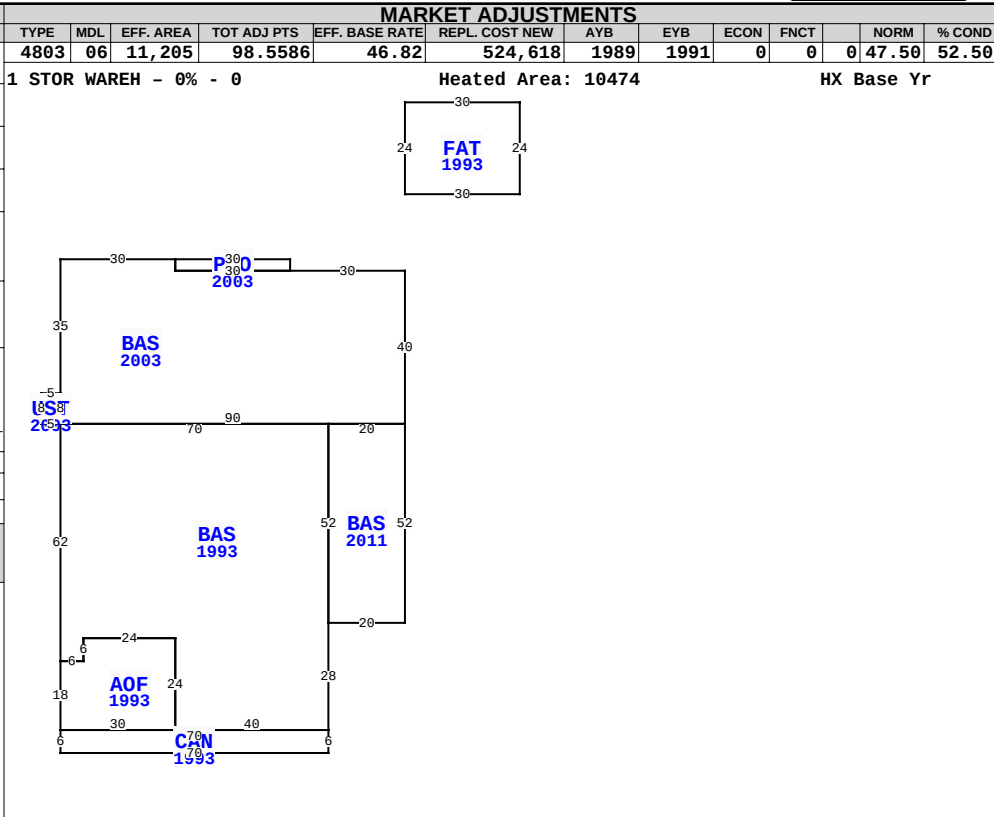
Quality	03 Quality Level 03
DOR CODE	4800 WAREHOUSE-STORAGE
MAP NUM	MKT AREA 01
NEIGHBORHOOD/LOC	1070.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	684	185	1,265	31,094
BAS	4,916	100	4,916	120,838
BAS	3,690	100	3,690	90,702
BAS	1,040	100	1,040	25,564
CAN	420	30	126	3,097
FAT	720	20	144	3,540
PTO	90	5	4	98
UST	40	50	20	491

TOTALS	11,600	11,205	275,424
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0812	CONCRETE C	0	0	0	0	3,491.00	SF	4.00	4.00	
5	0446	BOX FNC 6'	0	0	0	0	63.00	LF	20.00	20.00	
6	0810	CONCRETE A	0	0	46	6	276.00	SF	6.50	6.50	
7	0978	SECURTY LT	0	0	0	0	3.00	UT	450.00	450.00	
8	6001	ROLLUP DR	0	0	0	0	1.00	UT	400.00	400.00	
9	6001	ROLLUP DR	0	0	0	0	1.00	UT	400.00	400.00	
10	0803	ASPHALT C	0	0	0	0	3,491.00	SF	2.00	2.00	
11	0465	FNC GT 15'	0	0	0	0	1.00	UT	450.00	450.00	
12	0424	CL FNC 6'	0	0	0	0	24.00	LF	20.00	20.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	004800	C	WAREHOUSE	0	0006	I-1	0.00	0.00	19,165.00	SF	



BLD DATE	01/24/2018	KK	LGL DATE	
XF DATE	01/24/2018	KK	LAND DATE	
INC DATE			AG DATE	

2380 JAMESTOWN RD, FERNANDINA BEACH

TOTAL OB/XF											
17,591											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 2
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	275,424		
TOTAL MARKET OB/XF VALUE	17,591		
TOTAL LAND VALUE - MARKET	191,650		
TOTAL MARKET VALUE	484,665		
SOH/AGL Deduction	66,829		
ASSESSED VALUE	417,836		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	417,836		
TOTAL JUST VALUE	484,665		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	401,985		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20072169	ADDITION	49,802	12/05/2007
5503	NEW CONSTR	106,400	07/28/1989

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2272/0561	4/22/2019	WD U	I	11		100
GRANTOR: WILLIAM G RIDDELL JR						
GRANTEE: 2380 JAMESTOWN ROAD						
1786/0590	3/28/2012	WD U	I	30		387,800
GRANTOR: RIDDELL & ASSOCIATES						
GRANTEE: RIDDELL WILLIAM G J						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2003] W30 PTO=[YR=2003] N3 W30 S3 E30\$ W30 N3 W30 S35 UST=[YR=2003] W5 S8 E5 N8\$ S8 BAS=[YR=1993] S62 AOF=[YR=1993] S18 CAN=[YR=1993] S6 E70 N6 W70\$ E30 N24 W24 S6 W6\$ E6 N6 E24 S24 E40 N28 BAS=[YR=2011] E20 N52 W20 S52\$ N52 W70\$ E90 N40\$ PTR=N20 FAT=[YR=1993] N24 E30 S24 W30\$ S20\$.											