

BLOCK 2 LOT 10
IN OR 1917/160
AMELIA PARK COASTAL DISTRICT

CAMERA THOMAS J & GAYLEN M
1518 NORTHPARK DR
FERNANDINA BEACH, FL 32034

2023

00-00-31-102D-0002-0100



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1031.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,036	100	2,036	393,848
FGR	779	55	428	82,793
FOP	261	30	78	15,088
FOP	304	30	91	17,603
FUS	1,134	100	1,134	219,363
STP	12	10	1	193
STP	36	10	4	774
UOP	273	20	55	10,639
TOTALS	4,835		3,827	740,304

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00
2	0811	CONCRETE B	0	100	0	0	656.00	SF	5.20
3	0825	BRICK	0	100	0	0	92.00	SF	12.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100			0.00	0.00	50.00

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0500	11	3,827	138.5208	197.39	755,412	2017	2017	0	0
1 SFR CUST - 100% - 2018									
Heated Area: 3170									
HX Base Yr 2018									

TOTAL OB/XF									
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NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
PAGE 1 of 1									
STANDARD									
VALUATION BY									
Tax Group: 2									
Tax Dist:									
BUILDING MARKET VALUE									
TOTAL MARKET OB/XF VALUE									
TOTAL LAND VALUE - MARKET									
TOTAL MARKET VALUE									
SOH/AGL Deduction									
ASSESSED VALUE									
TOTAL EXEMPTION VALUE									
BASE TAXABLE VALUE									
TOTAL JUST VALUE									
NCON VALUE									
INCOME VALUE									
PREVIOUS YEAR MKT VALUE									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20170459	CO ISSUED	0	12/19/2017
20170459	NEW CONSTR	405,726	02/17/2017

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1917/0160	5/01/2014	WD	Q	V	02	93,800			
GRANTOR: BAER NANCY A									
GRANTEE: CAMERA THOMAS J & G									
1543/1471	12/31/2007	WD	Q	V		185,000			
GRANTOR: AMELIA PARK DEVELOPME									
GRANTEE: BAER NANCY A									

BUILDING NOTES									
BUILDING DIMENSIONS									
FGR=[YR=2017] W8 N2 W32 S22 BAS=[YR=2017] S60 E1									
FOP=[YR=2017] S8 E14 STP=[YR=2017] S4 E9 N4 W9\$ E24 N8 W38\$									
E39 N18 STP=[YR=2017] E4 N3 UOP=[YR=2017] N21 W13									
FOP=[YR=2017] W13 S16 D5 R5 E8 N21\$ S21 E13\$ W4 S3\$ N3 W17									
U5 L5 N16 E22 N23 W8 N2 W5 S2 W2 S5 W25\$ E25 N5 E2 N2 E5 S2									
E8 N15\$ PTR=E15 FUS=[YR=2017] E25 S12 E15 S21 W13 S2 W17 N6									
W10 N29\$ W15\$.									