

BLOCK 4A LOT 1
AMELIA PARK COASTAL DISTRICT
BLOCKS 2 & 4 REPLAT PB 8/63

PETERSON JEFFREY J & GHERETEIN
1751 S 15TH ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-102G-004A-0010



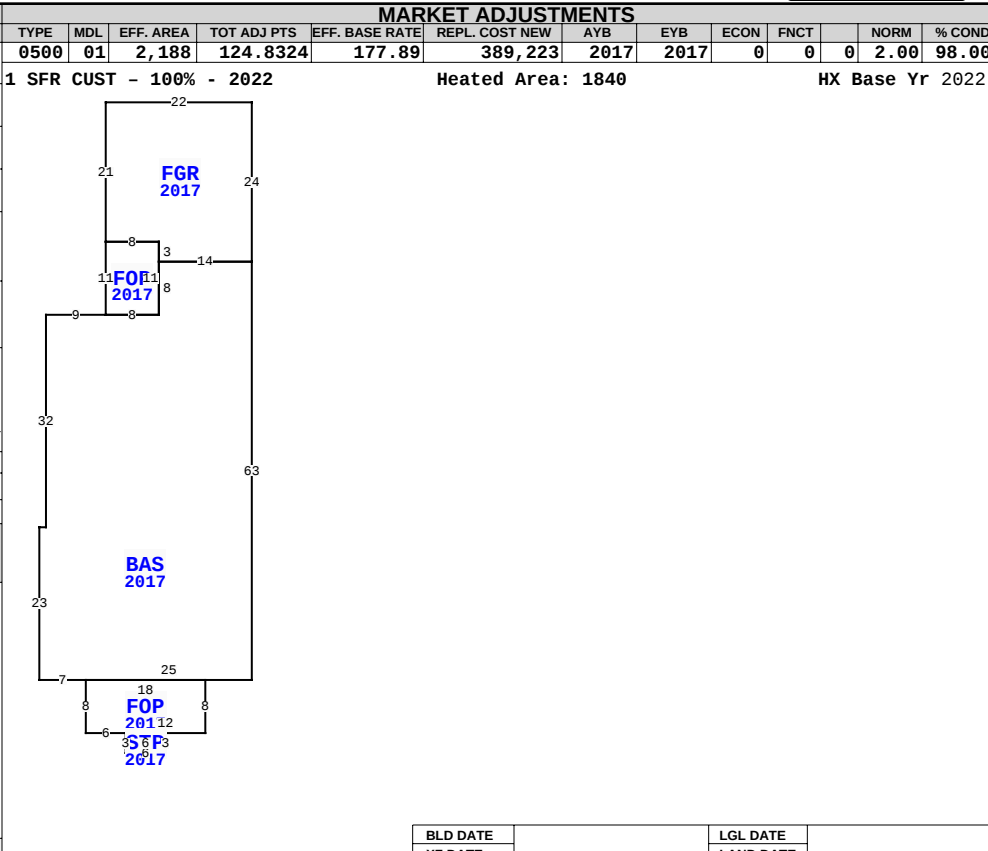
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
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	1,840	100	1,840	320,772
FGR	504	55	277	48,290
FOP	88	30	26	4,533
FOP	144	30	43	7,496
STP	18	10	2	349
TOTALS	2,594		2,188	381,439

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0855	CONC PAVER	0 100	0	0	36.00	SF	7.00	7.00	100	2017
2	0855	CONC PAVER	0 100	0	0	215.00	SF	7.00	7.00	100	2017
3	0810	CONCRETE A	0 100	0	0	347.00	SF	6.50	6.50	100	2017

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100	0003	PUD	0.00	0.00	40.00	FF	1.00



1751 S 15TH ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	2,188	124.8324	177.89	389,223	2017	2017	0	0	2.00	98.00
TOTAL OB/XF 3,892											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0855	CONC PAVER	0 100	0	0	36.00	SF	7.00	7.00	100	2017
2	0855	CONC PAVER	0 100	0	0	215.00	SF	7.00	7.00	100	2017
3	0810	CONCRETE A	0 100	0	0	347.00	SF	6.50	6.50	100	2017

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VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		381,439
TOTAL MARKET OB/XF VALUE		3,892
TOTAL LAND VALUE - MARKET		120,000
TOTAL MARKET VALUE		505,331
SOH/AGL Deduction		192,318
ASSESSED VALUE		313,013
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		263,013
TOTAL JUST VALUE		505,331
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		475,153

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20162343	CO ISSUED	0	04/12/2017
20162343	NEW CONSTR	233,865	08/24/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2488/0719	8/03/2021	WD	Q	I	01	540,000
GRANTOR: BOLAN ROBERT S & ROBI						
GRANTEE: PETERSON JEFFREY J						
2116/0167	4/21/2017	WD	Q	I	02	422,000
GRANTOR: HOWELL STEUERT LLC						
GRANTEE: BOLAN ROBERT S & RO						

BUILDING NOTES

BUILDING DIMENSIONS

FGR=[YR=2017] W22 S21 FOP=[YR=2017] S11 BAS=[YR=2017] W9 S32 W1 S23 E7 FOP=[YR=2017] S8 E6 STP=[YR=2017] S3 E6 N3 W6 E12 N8 W18 E25 N63 W14 S8 W8 E8 N11 W8 E8 S3 E14 N24\$.