

BLOCK L LOT 1
IN OR 1722/613
ATLANTIC HIGHLANDS SUB

CONSTANT NICHOLAS E & KELLY
147 N 18TH ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1060-000L-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 90
Interior Wall	04	PLYWOOD 10
Interior Floo	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2.5	100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		01
NEIGHBORHOOD/LOC	1007.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,012	100	2,012	164,909
DCK	41	10	4	328
FCP	504	25	126	10,328
FOP	20	30	6	492
STR	12	10	1	82
STR	24	10	2	164
UOP	168	20	34	2,787
TOTALS	2,781		2,185	179,088

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	
2	0810	CONCRETE A	0	100	0	0	1,060.00	SF	6.50	6.50	
3	0810	CONCRETE A	0	100	64	3	192.00	SF	6.50	6.50	
4	0861	POOL GUNIT	0	100	36	17	612.00	SF	85.00	85.00	
5	0845	KOOL DECK	0	100	0	0	408.00	SF	7.25	7.25	
6	0810	CONCRETE A	0	100	32	28	896.00	SF	6.50	6.50	
7	0820	WOOD WALK	0	100	10	14	140.00	SF	11.75	11.75	
8	1242	WD DECK A	0	100	16	15	240.00	SF	10.00	10.00	
9	1076	TRELLIS A	0	100	16	15	240.00	SF	3.75	3.75	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	100	0006	R-1	136.00	137.00	1.00	LT	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,185	114.9540	103.75	226,694	1952	1980	0	0	21.00	79.00
1 SINGLE FAM - 100% - 2012 Heated Area: 2012 HX Base Yr 2012											

147 N 18TH ST, FERNANDINA BEACH											
BLD DATE				LGL DATE							
XF DATE				LAND DATE							
INC DATE				AG DATE							

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION BY						STANDARD					
Tax Group: 2						Tax Dist:					
BUILDING MARKET VALUE						179,088					
TOTAL MARKET OB/XF VALUE						16,308					
TOTAL LAND VALUE - MARKET						225,000					
TOTAL MARKET VALUE						420,396					
SOH/AGL Deduction						236,523					
ASSESSED VALUE						183,873					
TOTAL EXEMPTION VALUE						50,000					
BASE TAXABLE VALUE						133,873					
TOTAL JUST VALUE						420,396					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						367,905					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20110593	DEMOLITION	0	04/13/2011
20032622	ELEC OTHER	3,000	03/04/2003
20021804	REMODEL	1,000	10/18/2002
983197	REMODEL	0	02/18/1998
6444	REPAIR/RRF	2,000	03/27/1991

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1722/0613	1/13/2011	WD	U	I	11	117,000			
GRANTOR: THE BANK OF NEW YORK									
GRANTEE: CONSTANT NICHOLAS E									
1722/0611	1/20/2011	QC	U	I	11	100			
GRANTOR: THE BANK OF NEW YORK									
GRANTEE: THE BANK OF NEW YOR									

BUILDING NOTES											
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BUILDING DIMENSIONS											
FCP=[YR=1993] W21 BAS=[YR=1993] W13 UOP=[YR=1993] W14S12E14N12\$ S12W14 N12W39 STR=[YR=1993] N6W4S6E4\$ W21 S14E5 S12E29 STR=[YR=1993] S4E3 FOP=[YR=1993] E5N4W5S4\$ N4W3\$ E8 S4 E13N4E11N2 DCK=[YR=1993] E3S3E3N3E2 N4W8S4\$ N4E8S4E13N24\$ S24E21 N24\$.											

TOTAL OB/XF											
16,308											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	100	0006	R-1	136.00	137.00	1.00	LT	