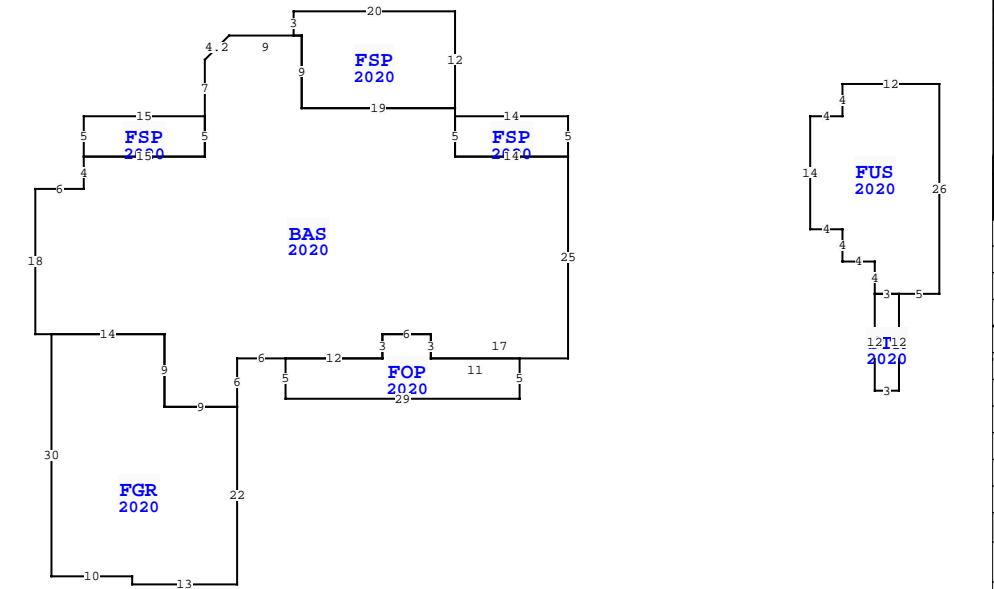


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG	100
Roof Structur		N/A	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	70
Interior Floo	11	CLAY TILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.5	1.5	100
Units		0	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
BAS	1,904	100	1,904
FGR	622	55	342
FOP	163	30	49
FSP	70	40	28
FSP	75	40	30
FSP	231	40	92
FUS	352	100	352
STR	36	10	4
TOTALS	3,453		2,801
			432,346

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	2,801	108.8640	155.13	434,519	2020	2020	0	0	0.50	99.50
2 SFR CUST - 100% - 2021 Heated Area: 2256 HX Base Yr 2021											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			432,346
TOTAL MARKET OB/XF VALUE			24,139
TOTAL LAND VALUE - MARKET			247,500
TOTAL MARKET VALUE			703,985
SOH/AGL Deduction			190,261
ASSESSED VALUE			513,724
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			463,724
TOTAL JUST VALUE			703,985
INCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			594,094

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20190704	CO ISSUED	0	10/22/2020
20190704	NEW CONSTR	0	02/24/2020
20190003	DEMOLITION	0	01/18/2019
7503B	REPAIR/RRF	3,279	01/21/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2242/0734	10/25/2018	WD	U	V	30	135,000
GRANTOR: GLENN JOHN S ET AL						
GRANTEE: TRUMP MARK R & LIND						
1267/0208	8/16/2004	FJ	U	I	11	0
GRANTOR: GLENN HELEN MARIE EST						
GRANTEE: GLENN JOHN S L/E						

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 PAVR	0	100	0	1,894.00	SF	10.00	10.00	100	2020
2	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2020
3	1122	CB 6"	0	100	0	332.00	SF	5.85	5.85	100	2020

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
214 N 17TH ST, FERNANDINA BEACH											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
24,139											

BUILDING NOTES											

BUILDING DIMENSIONS											
FSP=[YR=2020] W14BAS=[YR=2020] N1 FSP=[YR=2020] N12 W20 S3 E1 S9 E19\$ W19 N9 W9 D3 L3 S7 FSP=[YR=2020] W15 S5 E15 N5 \$ S5 W15 S4 W6 S18 E2 FGR=[YR=2020] S30 E10 S1 E13 N22 W9 N9 W14 \$ E14 S9 E9 N6 E6 FOP=[YR=2020] S5 E29 N5 W11 N3 W6 S3 W12\$ E12 N3 E6 S3 E17 N25 W14 N5\$ S5 E14 N5 \$ PTR= E30 FUS=[YR=2020] E4 N4 E12 S26 W5 STR=[YR=2020] S12 W3 N12 E3 \$ W3 N4 W4 N4 W4 N14 \$ W30 \$.											

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0006	R-1	136.00	137.00	1.00	LT		1.00	1.00	1.10	225,000.00	247,500.00	247,500							