

LOT 1
IN OR 556 PG 1186
AZALEA TERRACE #1 PB 3/63

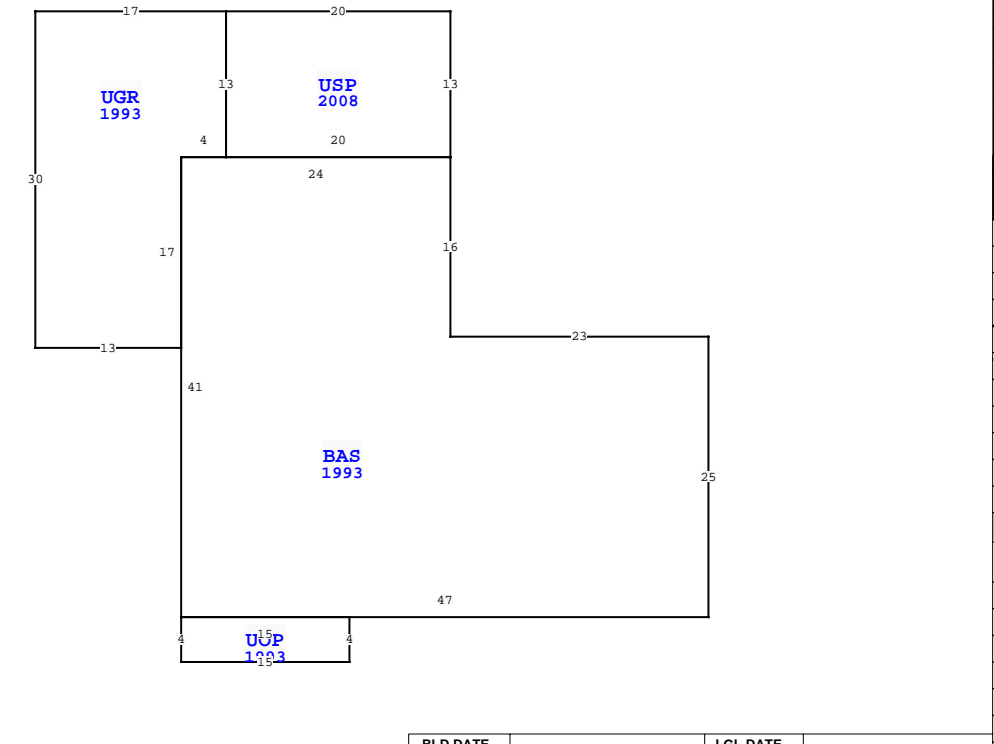
KLINE CAROL D
602 S 15TH ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1080-0001-0000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	04	BUILT-UP	100
Interior Wall	03	PLASTER	100
Interior Floor	14	CARPET	80
Interior Floor	08	SHT VINYL	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
BUD8 Adjustme	02	DIST FB	100
Occupancy	00	NONE	100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1		1,848	105.0000	94.76	175,116	1950	1965	0	0	30.75	69.25		



Quality	03	Quality Level	03	
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA	01	
NEIGHBORHOOD/LOC	1011.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,559	100	1,559	102,304
UGR	442	45	199	13,058
UOP	60	20	12	787
USP	260	30	78	5,118
TOTALS	2,321		1,848	121,268

602 S 15TH ST, FERNANDINA BEACH

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

EXTRA FEATURES														TOTAL OB/XF			
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0810	CONCRETE A	0	100	20	13	260.00	SF	6.50	6.50	100	1950	1950	3	20	338	
2	0810	CONCRETE A	0	100	0	0	320.00	SF	6.50	6.50	100	1950	1950	3	20	416	
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1980	1980	3	49	1,715	
4	0810	CONCRETE A	0	100	0	0	714.00	SF	6.50	6.50	100	1965	1965	3	20	928	

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	DPTH 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		R-1A	86.00	150.00	86.00	FF		1.00	1.00	0.80	2,000.00	1,600.00	137,600							

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		121,268	
TOTAL MARKET OB/XF VALUE		3,397	
TOTAL LAND VALUE - MARKET		137,600	
TOTAL MARKET VALUE		262,265	
SOH/AGL Deduction		176,095	
ASSESSED VALUE		86,170	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		36,170	
TOTAL JUST VALUE		262,265	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		234,067	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20061802	XFOB	6,000	07/07/2006
20021837	REMODEL	2,000	10/24/2002
2256	CHNGE SRVC	600	11/16/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0556/1186	11/14/1988	WD	Q	I		60,000

GRANTOR: PARSONS MARY R
GRANTEE: KLINE CAROL D

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W23 N16 USP=[YR=2008] N13 W20 UGR=[YR=1993] W17 S30 E13 N17 E4 N13\$ S13 E20\$ W24 S41 UOP=[YR=1993] S4 E15 N4 W15\$ E47 N25 \$.	