

LOT 4
HIGHLAND HEIGHTS #2 PB 5/80

DALGEWICZ KIRK J & DEBORAH S
604 N 15TH STREET
FERNANDINA BEACH, FL 32034

2023

00-00-31-1381-0004-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		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
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NEIGHBORHOOD/LOC	1007.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,318	100	1,318	152,373
FGR	484	55	266	30,752
FOP	84	30	25	2,890
UOP	252	20	50	5,781
USP	240	30	72	8,324

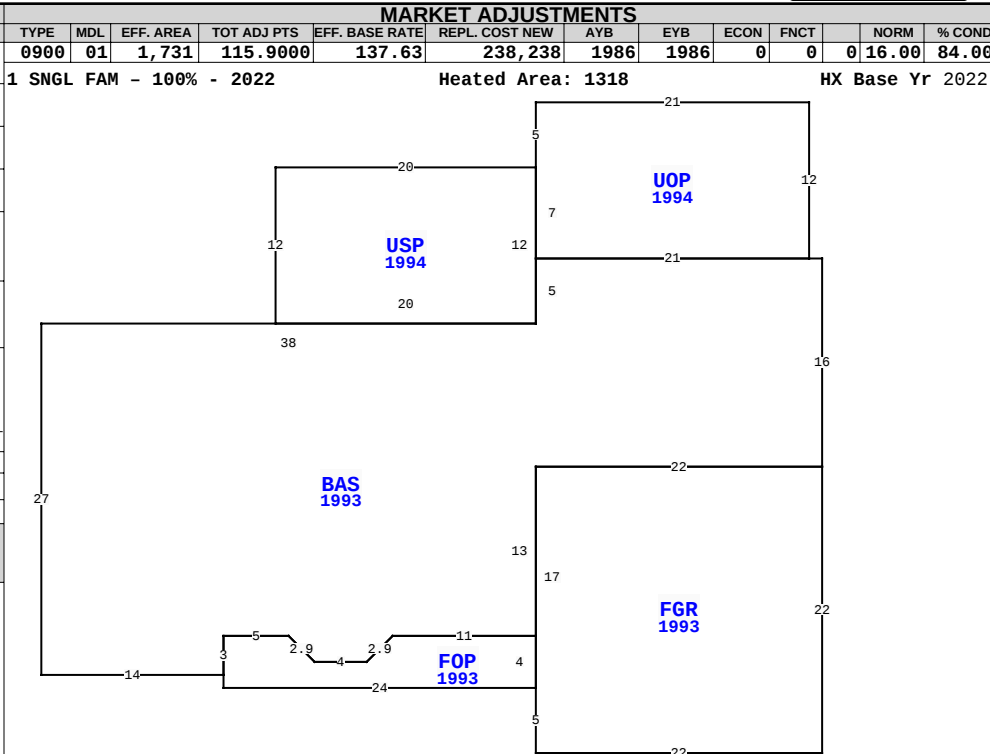
TOTALS	2,378		1,731	200,120
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EXTRA FEATURES

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	64	3	192.00	SF	6.50	6.50	100	1986	1986	3	52	649	
2	0810	CONCRETE A	0 100	42	16	672.00	SF	6.50	6.50	100	1986	1986	3	52	2,271	
3	0810	CONCRETE A	0 100	31	5	155.00	SF	6.50	6.50	100	2000	2000	3	80	806	
5	1243	WD DECK F	0 100	8	16	128.00	SF	3.20	3.20	100	2007	2007	3	35	143	

LAND DESCRIPTION

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	106.00	110.00	1.00	LT		1.00	1.00	1.00	225,000.00	225,000.00	225,000							



604 N 15TH ST, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

TOTAL OB/XF 3,869

NASSAU COUNTY PROPERTY

VALUATION SUMMARY		
VALUATION BY	STANDARD	
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE	200,120	
TOTAL MARKET OB/XF VALUE	3,869	
TOTAL LAND VALUE - MARKET	225,000	
TOTAL MARKET VALUE	428,989	
SOH/AGL Deduction	72,782	
ASSESSED VALUE	356,207	
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE	306,207	
TOTAL JUST VALUE	428,989	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	359,839	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20111899	H/AC	1,500	10/20/2011
20042173	REPAIR/RRF	6,000	11/18/2004
19990814	XFOB	8,010	07/12/1999
3576B	N/A	37,000	02/01/1986

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2526/0082	12/28/2021	WD	Q	I	01	435,000

GRANTOR: SLOPER MICHAEL & PATR						
GRANTEE: DALGEWICZ KIRK J &						
2292/0951	7/16/2019	LE	U	I	11	100
GRANTOR: SLOPER MICHAEL & PATR						
GRANTEE: MORRIS MAISIE T						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W1 UOP=[YR=1994] N12 W21 S5 USP=[YR=1994] W20
S12 E20 N12\$ S7 E21\$ W21 S5 W38 S27 E14 FOP=[YR=1993] S1 E24
FGR=[YR=1993] S5 E22 N22 W22 S17 \$ N4 W11 D2 L2 W4 U2 L2
W5 S3 \$ N3 E5 D2 R2 E4 U2 R2 E11 N13 E22 N16 \$.