

LOT 9
IN OR 664 PG 445
HIGHLAND OAKS PB 5/131

JORDAN JAMES H & BARBE J
710 AMELIA CIR
FERNANDINA BEACH, FL 32034

2023

00-00-31-1385-0009-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
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
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	

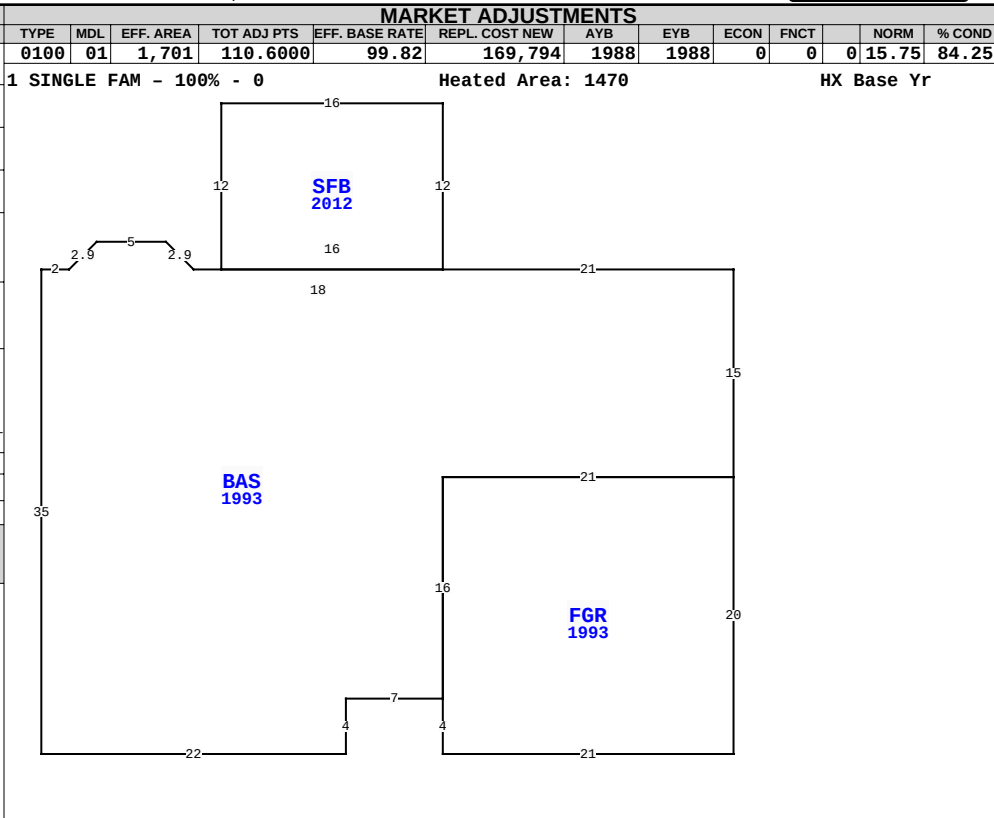
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,316	100	1,316	110,673
FGR	420	55	231	19,426
SFB	192	80	154	12,951

TOTALS	1,928		1,701	143,051
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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
1	1242	WD DECK A	0 100	0	0	72.00	SF	10.00	10.00	100	1988
2	0810	CONCRETE A	0 100	49	16	784.00	SF	6.50	6.50	100	1988
3	0810	CONCRETE A	0 100	10	8	80.00	SF	6.50	6.50	100	1988
4	1242	WD DECK A	0 100	21	12	252.00	SF	10.00	10.00	100	1995
5	0940	SHEDS/PORT	0 100	10	16	160.00	SF	30.00	30.00	100	1997

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	0006	R-1	75.00	106.00	1.00	LT	

REVIEW DATE 05/31/2018 BY DJX



710 AMELIA CIR, FERNANDINA BEACH

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

TOTAL OB/XF												4,809
R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DP TH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VA
06	R-1	75.00	106.00	1.00	LT		1.00	1.00	1.00	225,000.00	225,000.00	2

Total Acres: 0.00 Total Land Value: 225,000 Market: 0 Agricultural: 0 Common: 225,000

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 2
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	143,051		
TOTAL MARKET OB/XF VALUE	4,809		
TOTAL LAND VALUE - MARKET	225,000		
TOTAL MARKET VALUE	372,860		
SOH/AGL Deduction	256,360		
ASSESSED VALUE	116,500		
TOTAL EXEMPTION VALUE	HX HB SX 100,000		
BASE TAXABLE VALUE	16,500		
TOTAL JUST VALUE	372,860		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	320,931		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20121413	RE-ROOF	6,600	07/16/2012
972432	SHED & ENCLOSURE?	2,000	12/29/1997

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD
0664/0445	7/31/1992	WD Q	Q	I	
GRANTOR: ISBELL WM & NELLIE					SALE PRICE 75,000
GRANTEE: JORDAN JAMES & BARB					
0570/0015	5/15/1989	WD Q	Q	I	
GRANTOR: M FIELDING DESIGN					70,000
GRANTEE: ISBELL WM E & NELLI					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W21 SFB=[YR=2012] N12 W16 S12 E16\$ W18 U2 L2 W5 D2 L2 W2 S35 E22 N4 E7 FGR=[YR=1993] S4 E21 N20 W21 S16 \$N16 E21 N15 \$.											