



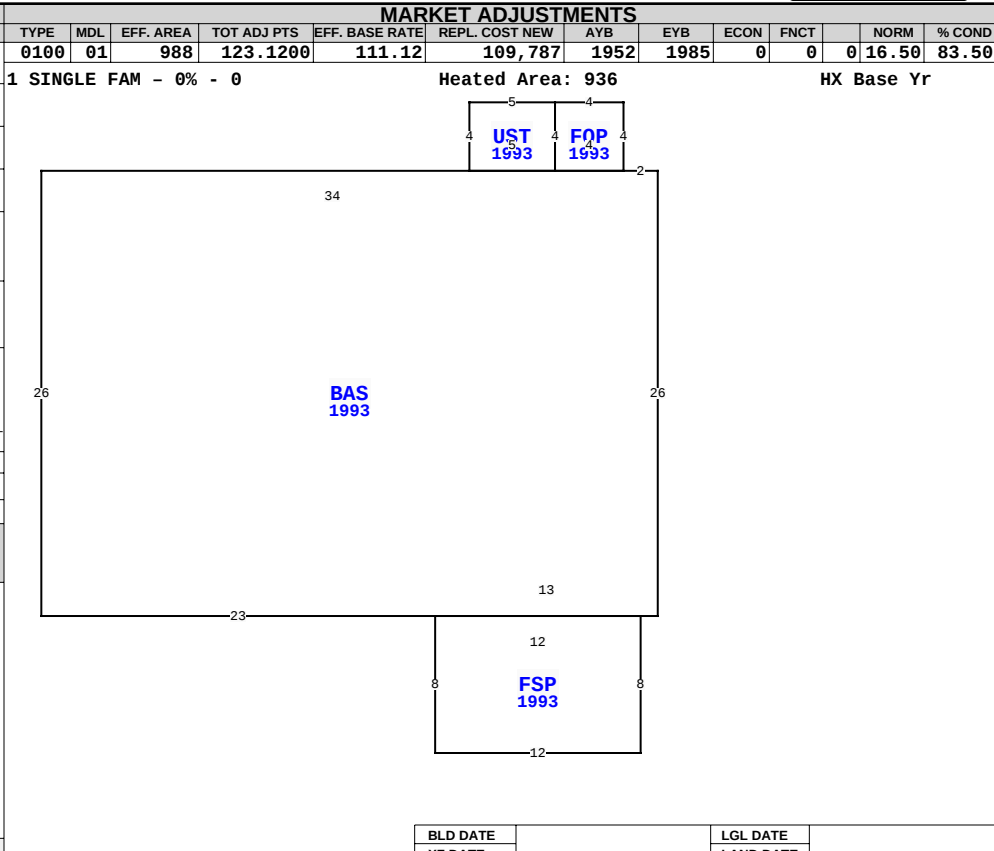
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floo	12	HARDWOOD 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	1	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	1011.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	936	100	936	86,847
FOP	16	30	5	464
FSP	96	40	38	3,526
UST	20	45	9	835
TOTALS	1,068		988	91,672

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W			
1	0940	SHEDS/PORT	0	0	8	12			
2	0511	GARAGE CB-	0	0	18	32			
3	0810	CONCRETE A	0	0	2	69			
4	0810	CONCRETE A	0	0	9	10			
5	0500	FP-PRE FAB	0	0	0	0			
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LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	SFR	0	
REVIEW DATE		06/03/2019		BY	DJA



205 S 16TH ST, FERNANDINA BEACH	BLD DATE		LGL DATE	
	XF DATE		LAND DATE	
	INC DATE		AG DATE	

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		91,672	
TOTAL MARKET OB/XF VALUE		9,636	
TOTAL LAND VALUE - MARKET		174,000	
TOTAL MARKET VALUE		275,308	
SOH/AGL Deduction		64,734	
ASSESSED VALUE		210,574	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		210,574	
TOTAL JUST VALUE		275,308	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		235,386	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20230082	REMV ASBESTOS,ADD	0	02/15/2023
20060009	ELEC OTHER	2,000	01/04/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2282/1003	5/28/2019	WD	Q	I	01	194,000
GRANTOR: JOHNSON TIMOTHY G ET						
GRANTEE: GIBBS MICHAEL						
2270/1553	4/18/2019	FJ	U	I	11	0
GRANTOR: JOHNSON LARRY EST						
GRANTEE: JOHNSON TIMOTHY G &						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W2 FOP=[YR=1993] N4 W4 UST=[YR=1993] W5 S4 E5N4\$ S4E4\$ W34 S26 E23 FSP=[YR=1993] S8 E12 N8W12\$ E13 N26\$									