BLOCK 5 LOT 6
IN OR 1394/691
OAK LAWN PARK #4 PB 3/33

GREEN ROBERT J
204 S 15TH ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-150D-0005-0060

BUILDING CHARACTERISTICS

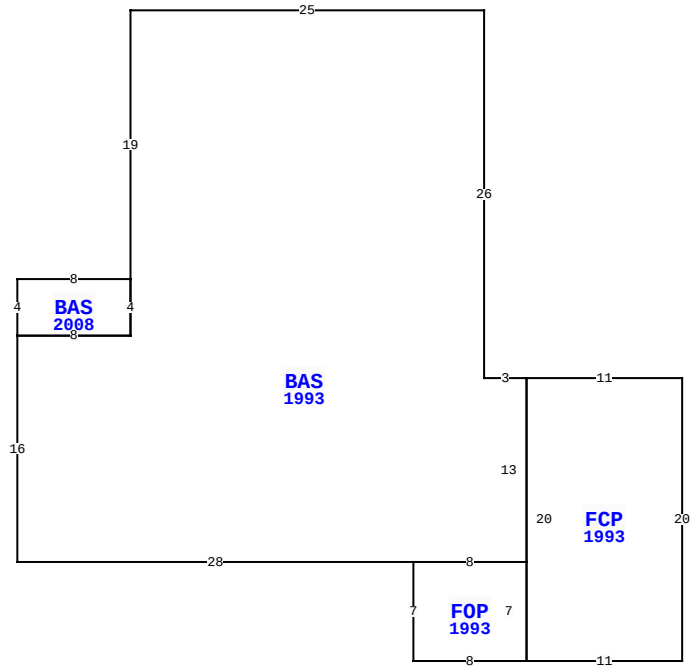
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floo	14	CARPET 70
Interior Floo	07	CORK/VTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	03	MASONRY 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	1,142	100	1,142	95,444
BAS	32	100	32	2,675
FCP	220	25	55	4,597
FOP	56	30	17	1,421
TOTALS	1,450		1,246	104,136

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,246	107.0600	96.62	120,389	1955	1995	0	0	0	13.50	86.50

1 SINGLE FAM – 100% - 2022 Heated Area: 1174 HX Base Yr 2022



204 S 15TH ST, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		104,136
TOTAL MARKET OB/XF VALUE		3,413
TOTAL LAND VALUE - MARKET		174,000
TOTAL MARKET VALUE		281,549
SOH/AGL Deduction		33,970
ASSESSED VALUE		247,579
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		197,579
TOTAL JUST VALUE		281,549
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		240,368

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20062371	REPAIR/RRF	4,450	10/23/2006
20061113	REMODEL	2,000	05/19/2006
20060986	REMODEL	8,106	05/08/2006
20032602	REPAIR/RRF	1,000	02/28/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1394/0691	3/08/2006	WD	Q	I		160,000
GRANTOR: ROBINSON PAM BENNETT						
GRANTEE: GREEN ROBERT J						
0817/0299	12/17/1997	PR	U	I	01	100
GRANTOR: ROBINSON PAM BENNETT						
GRANTEE: ROBINSON PAN BENNET						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W25 S19BAS=[YR=2008] W8S4E8 N4$S4 W8 S16 E28
FOP=[YR=1993] S7 E8 FCP=[YR=1993] E11 N20 W11S20$ N7W8$ E8
N13 W3 N26$.

EXTRA FEATURES

LN	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	0855	CONC PAVER	0	100	0	0	292.00	SF	10.00	10.00	100	2006	2006	3	88	2,570	
2	0810	CONCRETE A	0	100	0	0	440.00	SF	6.50	6.50	100	1955	1955	3	20	572	
3	1134	LANDSCP BL	0	100	0	0	93.00	SF	3.00	3.00	100	2006	2006	3	97	271	

LAND DESCRIPTION

TOTAL OB/XF 3,413

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	0006	R-1	87.00	150.00	87.00	FF		1.00	1.00	1.00	2,000.00	2,000.00	174,000							

REVIEW DATE 03/10/2017 BY DJ Total Acres: 0.00 Total Land Value: 174,000 Market: 0 Agricultural: 0 Common: 174,000 PRINTED 08/02/2023 BY SYS