

BLK 13 LOTS 1, 2 & 5
IN OR 2103/493
OLD TOWN S/D UNR

KUJAWSKI LAURA J/WILLIAMS DEBORAH J (JT/RS)
1012 LADIES ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1580-0013-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	03	PLASTER 70
Interior Wall	06	CUST PANEL 30
Interior Floo	12	HARDWOOD 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	2	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	1003.00	

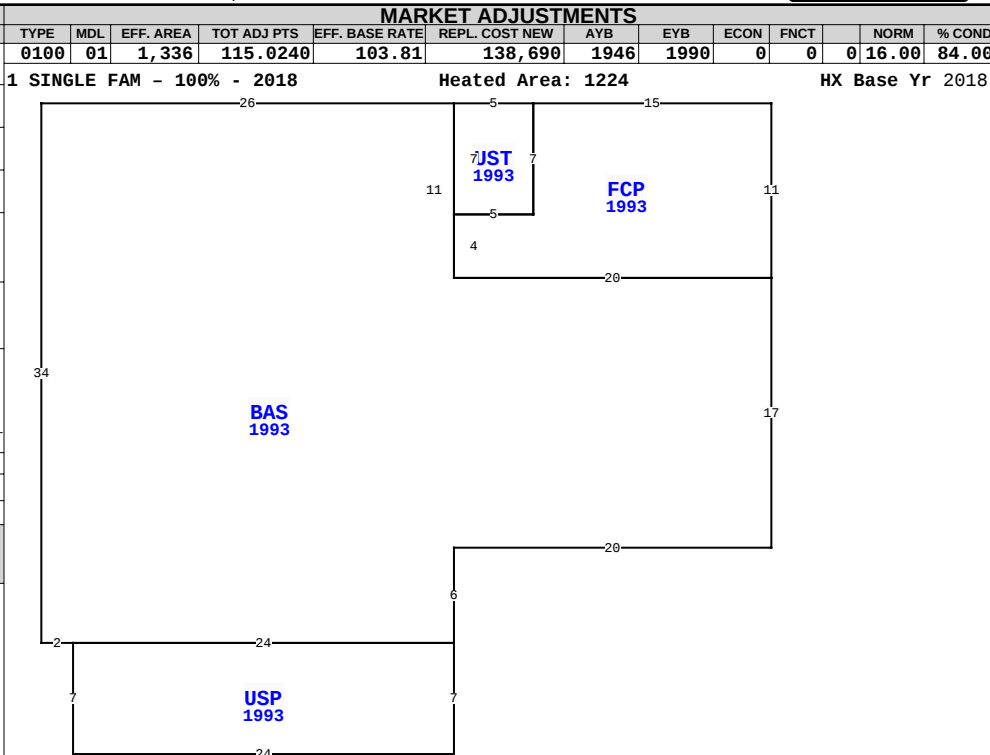
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,224	100	1,224	106,733
FCP	185	25	46	4,011
USP	168	30	50	4,360
UST	35	45	16	1,395

TOTALS	1,612	1,336	116,500
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
4	0810	CONCRETE A	0	100	0	0	580.00	SF	6.50	6.50	
5	0351	CARPORT MT	0	100	23	16	368.00	SF	6.60	6.60	
6	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	
7	1242	WD DECK A	0	100	0	0	343.00	SF	4.00	4.00	

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	0010	OT-1	93.00	93.00	93.20	FF	

REVIEW DATE	12/26/2022	BY	TWA
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1012 LADIES ST, FERNANDINA BEACH

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

TOTAL OB/XF											
5,429											

Total Acres: 0.00	Total Land Value: 326,200	Market: 0	Agricultural: 0
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NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	116,500		
TOTAL MARKET OB/XF VALUE	5,429		
TOTAL LAND VALUE - MARKET	326,200		
TOTAL MARKET VALUE	448,129		
SOH/AGL Deduction	245,479		
ASSESSED VALUE	202,650		
TOTAL EXEMPTION VALUE	HX HB SX 100,000		
BASE TAXABLE VALUE	102,650		
TOTAL JUST VALUE	448,129		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	398,425		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20051951	H/AC	6,000	06/09/2005
6943	REPAIR/RRF	800	03/11/1992

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2103/0493	2/23/2017	DG U	I	11	
GRANTOR: WILLIAMS DEBORAH JEAN					
GRANTEE: WILLIAMS DEBORAH J					
2072/0359	9/07/2016	WD Q	I	01	237,000
GRANTOR: MOSER ROGER ERIC & KE					
GRANTEE: WILLIAMS DEBORAH JE					

BUILDING NOTES											
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BUILDING DIMENSIONS											
FCP=[YR=1993] W15 UST=[YR=1993] W5 BAS=[YR=1993] W26 S34 E2 USP=[YR=1993] S7 E24 N7 W24 \$ E24 N6 E20 N17 W20 N11 \$ S7 E5 N7 \$ S7 W5 S4 E20 N11 \$.											