

BLOCK 14 LOT 24 & 25
IN OR 1823/440
CITY OF FDNA BEACH

WARREN PAULA J/WARREN LANEYA
15 N 4TH ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1800-0014-0240



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 80
Interior Wall	06	CUST PANEL 20
Interior Floo	12	HARDWOOD 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	2	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		01
NEIGHBORHOOD/LOC	1005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
HXB	450	100	450	53,569
HXB	618	100	618	73,568
HXB	744	100	744	88,567
HXB	1,303	100	1,303	155,112
HXO	92	5	5	595
HXP	138	30	41	4,880

TOTALS	3,345		3,161	376,291
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0810	CONCRETE A	0	100	0	0	785.00	SF	6.50	6.50	
2	0962	SKYLIGHT	0	100	0	0	2.00	UT	250.00	250.00	
3	0962	SKYLIGHT	0	100	0	0	2.00	UT	250.00	250.00	
5	0877	JACUZZI	0	100	0	0	1.00	UT	1,000.00	1,000.00	
6	1243	WD DECK F	0	100	3	12	36.00	SF	8.00	8.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	OTHER ADJUSTMENTS AND NOTES
1	000100	C	SFR	100	0003	C-3	50.00	100.00	5,000.00	SF	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	3,161	97.7040	139.23	440,106	1857	1993	0	0	14.50	85.50
1 SFR CUST - 100% - 2022 Heated Area: 3115 HX Base Yr 2022											

15 N 4TH ST, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY										PAGE 1 of 2	
VALUATION BY										STANDARD	
Tax Group: 2										Tax Dist:	
BUILDING MARKET VALUE										635,752	
TOTAL MARKET OB/XF VALUE										4,408	
TOTAL LAND VALUE - MARKET										275,000	
TOTAL MARKET VALUE										915,160	
SOH/AGL Deduction										536,737	
ASSESSED VALUE										378,423	
TOTAL EXEMPTION VALUE										55,000	
BASE TAXABLE VALUE										323,423	
TOTAL JUST VALUE										915,160	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										898,667	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20130992	REPLACE H/AC	0	05/06/2013
20130429	ALL WINDOWS REPLA	0	03/01/2013
20130197	REMODEL BATHS & B	0	01/30/2013
20130108	ADD OUTLETS	0	01/15/2013
20122587	REROOF W/METAL	0	12/28/2012
20011697	WHEELCHAIR RAMP	2,000	07/25/2001

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1823/0440	11/01/2012	QC	U	I	11	100	
GRANTOR:WARREN PAULA J & LANE							
GRANTEE:WARREN PAULA J & LA							
1823/0439	11/01/2012	WD	Q	I	02	340,000	
GRANTOR:WELLS FARGO BANK N A							
GRANTEE:WARREN PAULA J & LA							

BUILDING NOTES											
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BUILDING DIMENSIONS											
HXB=[YR=1993] W23S60 HXB=[YR=1993] S29 HXP=[YR=1993] S6 HXO=[YR=1993] S4E23N4W23\$ E23N6W23\$ E23N40W7S11W16\$ E16 N11E7N49\$ PTR=E15 HXB=[YR=1993] S59 HXB=[YR=1993] S30 E15 N30 W15 \$ E12 N5 E3 N5 W3 N7 E3 N5 W3 N7 W4 N30 W8\$ W15\$.											

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