

BLOCK 18 LOTS S 75 FT OF
27 TO 30 INC
IN OR 1994/1702

WALKER FELICIA & RAMSEY
2163 NATURES GATE COURT S
FERNANDINA BEACH, FL 32034

2023

00-00-31-1800-0018-0270



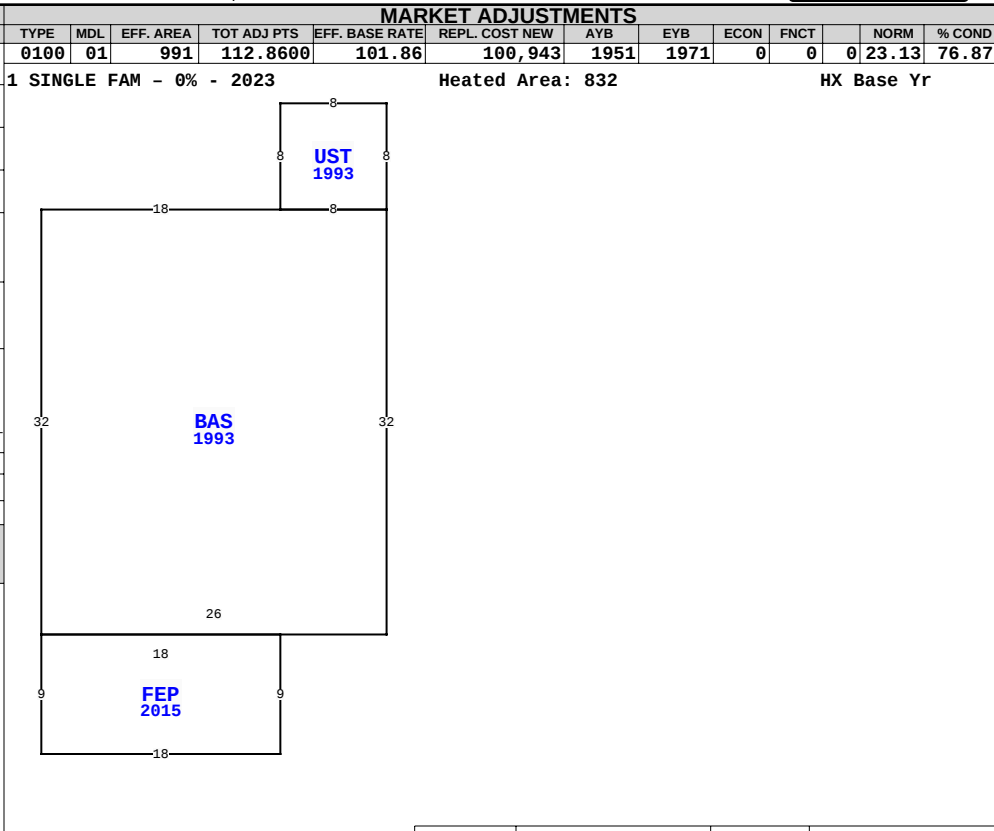
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	15	CONC BLOCK 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	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	1001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	832	100	832	65,146
FEP	162	80	130	10,179
UST	64	45	29	2,271
TOTALS	1,058		991	77,595

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	0	50	11	550.00	SF	6.50	6.50	
2	0810	CONCRETE A	0	0	22	3	66.00	SF	6.50	6.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	000100	C	SFR	0	0006	R-2	75.00	100.00	75.00	FF	



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

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY										STANDARD	
Tax Group: 2										Tax Dist:	
BUILDING MARKET VALUE										77,595	
TOTAL MARKET OB/XF VALUE										1,651	
TOTAL LAND VALUE - MARKET										262,500	
TOTAL MARKET VALUE										341,746	
SOH/AGL Deduction										0	
ASSESSED VALUE										341,746	
TOTAL EXEMPTION VALUE										0	
BASE TAXABLE VALUE										341,746	
TOTAL JUST VALUE										341,746	
NCON VALUE										0	
INCOME VALUE										0	
PREVIOUS YEAR MKT VALUE										310,239	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20100024	2 TON H/AC	3,000	01/07/2010
6347	REPAIR/RRF	300	01/30/1991

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2592/1982	9/09/2022	WD	Q	I	02	359,000	
GRANTOR:WHIPPLE TRACY A							
GRANTEE:WALKER FELICIA & RA							
1994/1702	7/31/2015	WD	Q	I	01	125,600	
GRANTOR:HALL CHUCK & ANNETTE							
GRANTEE:WHIPPLE TRACY A							

BUILDING NOTES											
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BUILDING DIMENSIONS											
UST=[YR=1993] W8 S8 BAS=[YR=1993] W18 S32 FEP=[YR=2015] S9 E18N9 W18\$ E26 N32 W8\$ E8 N8\$.											