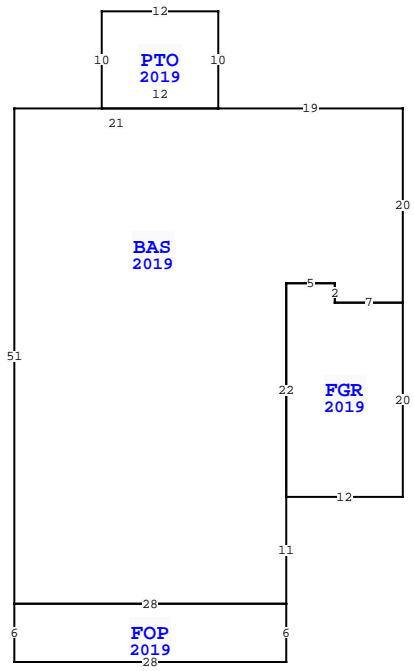




BUILDING CHARACTERISTICS		CONSTRUCTION		
ELEMENT	CD			
Exterior Wall	30	VINYL	100	
Roof Structur	03	GABLE/HIP	100	
Roof Cover	03	COMP SHNGL	100	
Interior Wall	05	DRYWALL	100	
Interior Floo	13	LVT/LAMMT	80	
Interior Floo	11	CLAY TILE	20	
Air Condition	03	CENTRAL	100	
Heating Type	04	AIR DUCTED	100	
Bedrooms		3	100	
Bathrooms		2	100	
Frame	02	WOOD FRAME	100	
Stories	1.	1.	100	
Units		0	100	
Occupancy	00	NONE	100	
Quality	05	Quality Level	05	
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA	01	
NEIGHBORHOOD/LOC		1009.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,658	100	1,658	231,555
FGR	250	55	138	19,273
FOP	168	30	50	6,983
PTO	120	5	6	838
TOTALS	2,196		1,852	258,649

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0900	01	1,852	118.7956	141.07	261,262	2019	2019	0	0	0	1.00	99.00	
1 SNGL FAM - 100% - 2021 Heated Area: 1658 HX Base Yr 2021													



211 S 11TH 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			258,649
TOTAL MARKET OB/XF VALUE			4,128
TOTAL LAND VALUE - MARKET			100,000
TOTAL MARKET VALUE			362,777
SOH/AGL Deduction			88,630
ASSESSED VALUE			274,147
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			224,147
TOTAL JUST VALUE			362,777
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			318,385

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20183507	NEW CONSTR	206,408	10/11/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2390/1162	9/04/2020	PR U	I	I	19	353,000
GRANTOR: LITTLE LINDA J P/R OF						
GRANTEE: WESTMORELAND BARNEY						
2326/0601	12/18/2019	WD Q	I	I	01	359,900
GRANTOR: CMR ISLAND PROPERTIES						
GRANTEE: GROSS GORDON						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2019] W19 PTO=[YR=2019] N10 W12 S10 E12\$ W21 S51 FOP=[YR=2019] S6 E28 N6 W28\$ E28 N11 FGR=[YR=2019] E12 N20 W7 N2 W5 S22\$ N22 E5 S2 E7 N20\$.	

EXTRA FEATURES																	
L N	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	0811	CONCRETE B	0	100	0	0			732.00	SF	5.20					3,768	
2	0810	CONCRETE A	0	100	0	0			56.00	SF	6.50					360	

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	2,000.00	2,000.00	100,000							