

BLOCK 126 LOT 16
IN OR 1045/1016
CITY OF FDNA BEACH

ADAMS ARTHUR A &/AUSTIN MELONY
506 CEDAR ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1800-0126-0160



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 80
Roof Cover	12	MODULAR MT 20
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		2. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1001.00	

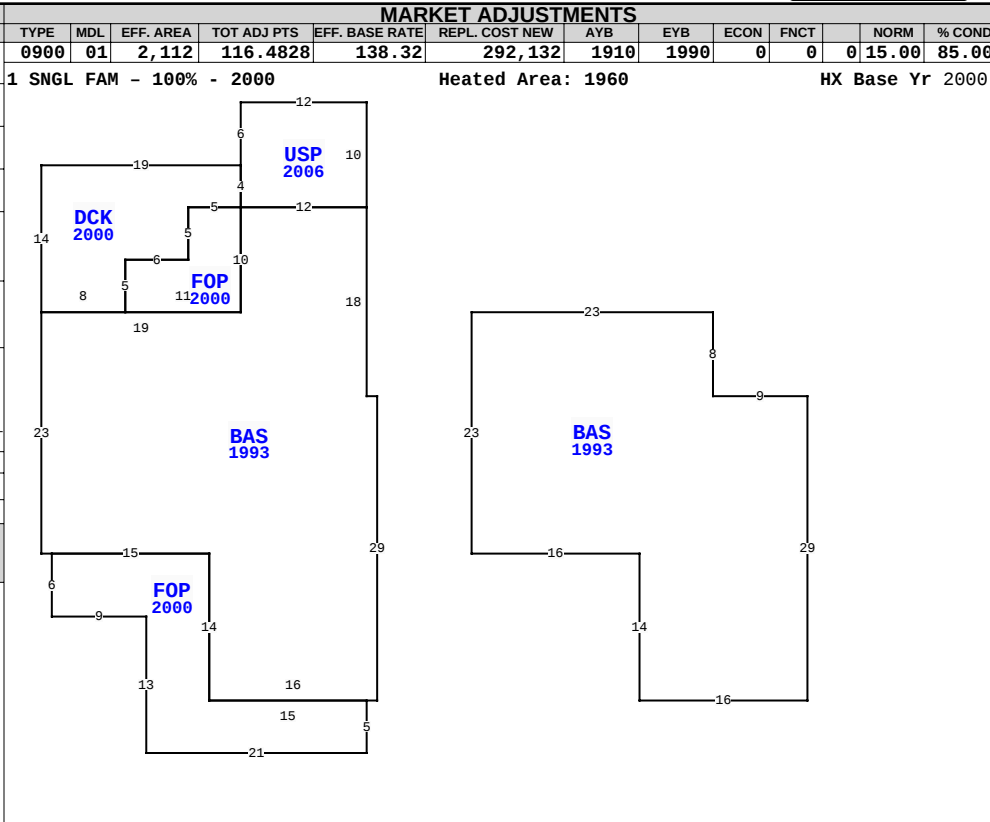
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	888	100	888	104,404
BAS	1,072	100	1,072	126,037
DCK	186	10	19	2,234
FOP	80	30	24	2,822
FOP	243	30	73	8,582
USP	120	30	36	4,233

TOTALS	2,589		2,112	248,312
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00
2	0819	CONC 12"	0 100	4	9	36.00	SF	9.50	9.50
7	0851	PATIO STON	0 100	11	14	154.00	SF	1.50	1.50
8	0825	BRICK	0 100	0	0	530.00	SF	12.50	12.50
9	0940	SHEDS/PORT	0 100	6	10	60.00	SF	30.00	30.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100	0003	R-2	50.00	100.00	50.00

REVIEW DATE 09/25/2018 BY DJX



506 CEDAR ST, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF									
7,634									

Total Acres: 0.00 Total Land Value: 200,000 Market: 0 Agricultural: 0 Common: 200,000

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		248,312	
TOTAL MARKET OB/XF VALUE		7,634	
TOTAL LAND VALUE - MARKET		200,000	
TOTAL MARKET VALUE		455,946	
SOH/AGL Deduction		344,453	
ASSESSED VALUE		111,493	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		61,493	
TOTAL JUST VALUE		455,946	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		405,777	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20091082	REPAIRS	300	08/17/2009
984100	ROOF, PORCH RAILS	15,000	08/23/1999
984936	CHG & ADD CIRCUIT	0	02/09/1999
984939	INSTALL PLUMBING	0	02/09/1999

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1045/1016	3/25/2002	WD	U	I	01
GRANTOR: ADAMS ARTHUR A					
GRANTEE: ADAMS ARTHUR A & ME					
0840/0931	7/09/1998	WD	Q	I	
GRANTOR: WILLIAMS ANNA M WILSO					
GRANTEE: ADAMS ARTHUR A					

BUILDING NOTES					
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BUILDING DIMENSIONS					
USP=[YR=2006] W12 S6 DCK=[YR=2000] W19 S14 BAS=[YR=1993] S23 E1 FOP=[YR=2000] S6 E9 S13 E21 N5 W15 N14 W15 \$ E15 S14 E16 N29 W1 N18 W12 FOP=[YR=2000] W5 S5 W6 S5 E11 N10 \$ S10 W19 \$ E8 N5 E6 N5 E5 N4 \$ S4 E12 N10 \$ PTR= E10S20 BAS=[YR=1993] E23 S8 E9 S29 W16 N14 W16 N23 \$ W10N20 \$.					

OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

PRINTED 08/02/2023 BY SYS