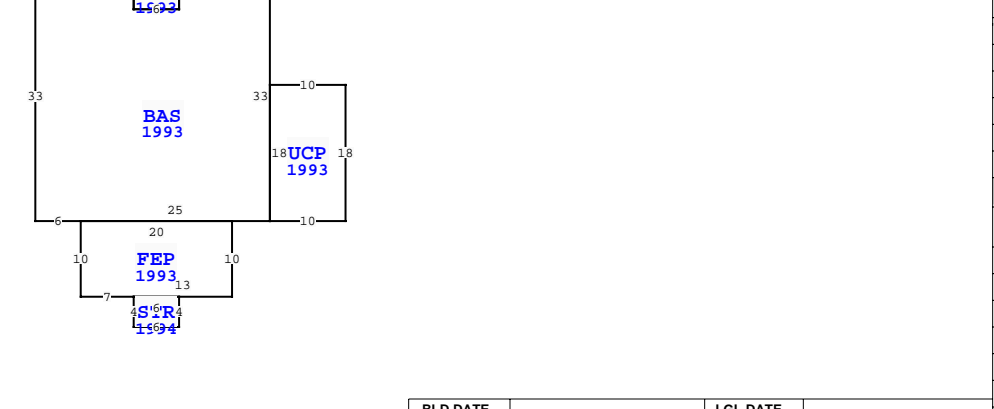


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	07	ASB SHNGLE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
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

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,526	92.3100	83.31	127,131	1946	1995	0	0	20.25	79.75



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	993	100	993	65,975
FEP	200	80	160	10,631
FST	30	55	16	1,063
STP	16	10	2	133
STR	24	10	2	133
UCP	180	20	36	2,392
UDG	576	55	317	21,061
TOTALS	2,019		1,526	101,387

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	0810	CONCRETE A	0	0	27	3			6.50	100	1946	1946	3	20	105	

409 S 7TH ST, FERNANDINA BEACH											
BLD DATE		LGL DATE									
XF DATE		LAND DATE									
INC DATE		AG DATE									

NASSAU COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		101,387
TOTAL MARKET OB/XF VALUE		105
TOTAL LAND VALUE - MARKET		200,000
TOTAL MARKET VALUE		301,492
SOH/AGL Deduction		24,106
ASSESSED VALUE		277,386
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		277,386
TOTAL JUST VALUE		301,492
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		252,169

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20210701	REPAIR/RRF	0	09/03/2021
983927	REPAIR/RRF	2,000	06/23/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2433/0001	2/10/2021	WD	U	I	37	140,000

GRANTOR: WALKER JUDY A
GRANTEE: PERRY WILLIAM MICHA
0638/1244 10/16/1991 WD U I 09 54,500
GRANTOR: BEASLEY WALLACE JR
GRANTEE: WALKER JUDY A

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=1993] W12 FST=[YR=1993] W2 STP=[YR=1993] N4W4S4E4\$ W4S5E6N5\$ S5 W6N5W13S33 E6 FEP=[YR=1993] S10E7 STR=[YR=1994] S4E6N4W6\$ E13N10W20\$ E25 UCP=[YR=1993] E10N18W10S18\$ N33\$ PTR=N15E5 UDG=[YR=1993] N24W24S24E24 \$ S15W5\$.

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	0	0003	R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	4,000.00	4,000.00	200,000							