BLOCK 139 LOTS N1/2 OF 14 & 15
CITY OF FDNA BEACH

TAIT DAVID S & DEBORAH ANNE
501 SOUTH 6TH STREET
FERNANDINA BEACH, FL 32034

2023

00-00-31-1800-0139-0142

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
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
Quality	03	Quality Level 03

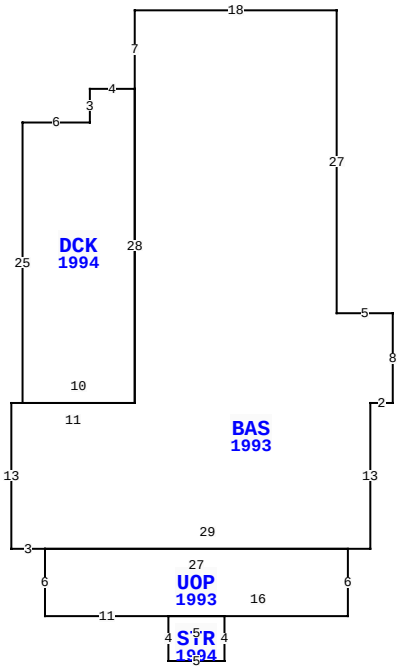
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,086	100	1,086	155,134
DCK	262	10	26	3,714
STR	20	10	2	286
UOP	162	20	32	4,571
TOTALS	1,530		1,146	163,705

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,146	124.6560	148.03	169,642	1910	2015	0	0	0	3.50	96.50

1 SNGL FAM – 0% - 2023 Heated Area: 1086 HX Base Yr



501 S 6TH ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	163,705
TOTAL MARKET OB/XF VALUE	2,056
TOTAL LAND VALUE - MARKET	200,000
TOTAL MARKET VALUE	365,761
SOH/AGL Deduction	0
ASSESSED VALUE	365,761
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	365,761
TOTAL JUST VALUE	365,761
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	248,756

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20222580	REMODEL	15,000	10/20/2022
20110726	SPRAY FOAM INSULA	1,675	05/12/2011
20034147	CHNGE SRVC 200 AM	2,000	11/18/2003
20012707	HANDICAP RAMP	0	12/27/2001
20010314	SEWER LINE REPLAC	0	02/22/2001
2004519	REPAIR SIDING	0	12/13/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2582/1046	8/01/2022	WD	Q	I	02	450,000
GRANTOR: CAPITANO HOLDINGS & R						
GRANTEE: TAIT DAVID S & DEBO						
2248/0322	1/08/2019	WD	U	I	11	100
GRANTOR: CAPITANO RACHEL NICOL						
GRANTEE: CAPITANO HOLDINGS &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W5 N27W18S7 DCK=[YR=1994] W4 S3W6S25E10N28$ S28W11S13E3 UOP=[YR=1993] S6E11 STR=[YR=1994] S4E5N4W5 $ E16N6W27$ E29N13E2N8$.

EXTRA FEATURES

LN	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	0940	SHEDS/PORT	0	0	8	8	64.00	SF	30.00	30.00	100	2012	2012	3	60	1,152	
2	0855	CONC PAVER	0	0	0	0	136.00	SF	7.00	7.00	100	2013	2013	3	95	904	

LAND DESCRIPTION

TOTAL OB/XF 2,056

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	0006	R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	4,000.00	4,000.00	200,000							

REVIEW DATE 09/11/2018 BY DJX Total Acres: 0.00 Total Land Value: 200,000 Market: 0 Agricultural: 0 Common: 200,000 PRINTED 08/02/2023 BY SYS