

BLK 143 LOT N 1/2 OF 4
IN OR 1174/1291
CITY OF FDNA BCH

SMITH EVANGELINE/BLASH COLLEEN M
526 S 9TH ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1800-0143-0041



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05
Roof Structur	03
Roof Cover	03
Interior Wall	02
Interior Floo	14
Interior Floo	08
Air Condition	01
Heating Type	02
Bedrooms	2
Bathrooms	1
Frame	02
Stories	1
Units	0
BUD8 Adjustme	02
Occupancy	00

Quality	02
DOR CODE	0100
MAP NUM	
NEIGHBORHOOD/LOC	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	664	100	664	45,843
FSP	119	40	48	3,314
TOTALS	783		712	49,157

EXTRA FEATURES	
L N	OB/XF CODE

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	0940	SHEDS/PORT	0	100	0	0		120.00	SF	30.00				720	

LAND DESCRIPTION	
L N	USE CODE
1	000100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	712	93.0050	83.94	59,765	1930	1980	0	0	0	17.75	82.25	
1 SINGLE FAM - 100% - 0													
Heated Area: 664													
HX Base Yr													
BAS 1993													
FSP 1993													
526 S 9TH 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		49,157	
TOTAL MARKET OB/XF VALUE		720	
TOTAL LAND VALUE - MARKET		99,180	
TOTAL MARKET VALUE		149,057	
SOH/AGL Deduction		126,104	
ASSESSED VALUE		22,953	
TOTAL EXEMPTION VALUE		22,953	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		149,057	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		148,528	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20080322	REPAIR/RRF	0	03/03/2008

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1174/1291	9/24/2003	QC	U	I	01	100	
GRANTOR: SMITH EVANGELINE							
GRANTEE: SMITH EVANGELINE &							
0166/0652	1/01/1974	WD	Q	I		12,000	
GRANTOR:							
GRANTEE:							

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS=[YR=1993] W11 N6 W8 S6 W3 S28 FSP=[YR=1993] S7 E17 N7W17\$ E22 N28\$.	