



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	03	CONC FINSH 100
Ceiling	01	FIN.SUSPD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		10 100
Frame	02	WOOD FRAME 100
Story Height		8 100
RMS		5 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	7700	CLUBS/LODGES/HALLS
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1010.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,240	100	2,240	231,258
CAN	54	30	16	1,652
CAN	560	30	168	17,344

TOTALS	2,854		2,424	250,254
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
6	0810	CONCRETE A	0	0	20	20		400.00 SF 6.50	
7	0810	CONCRETE A	0	0	0	0		80.00 SF 6.50	
8	0400	CONC CURB	0	0	0	0		80.00 LF 15.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	007700	C	CLUB	0		MU-8	100.00	100.00	10,000.00

REVIEW DATE	01/13/2022	BY	KK
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TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0303	04	2,424	98.2800	109.83	266,228	2009	2009	0	0	6.00	94.00
2 CLUB HOUSE - 0% - 0											
Heated Area: 2240 HX Base Yr											

906 S 7TH ST, FERNANDINA BEACH	BLD DATE 01/13/2022	KK	LGL DATE 01/13/2022	KK
	XF DATE 01/13/2022	KK	LAND DATE	
	INC DATE		AG DATE	

TOTAL OB/XF									
3,967									

UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
30.00	30.00	300,000							

Total Acres: 0.00	Total Land Value: 300,000	Market: 0	Agricultural: 0	Common: 300,000
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NASSAU COUNTY PROPERTY									
PAGE 1 of 1									

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		250,254
TOTAL MARKET OB/XF VALUE		3,967
TOTAL LAND VALUE - MARKET		300,000
TOTAL MARKET VALUE		554,221
SOH/AGL Deduction		289,598
ASSESSED VALUE		264,623
TOTAL EXEMPTION VALUE	10	264,623
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		554,221
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		252,237

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20090761	H/AC	12,000	06/16/2009
20090519	ELEC OTHER	10,000	04/28/2009
20090506	OTHER	12,000	04/27/2009
20090472	NEW CONSTR	255,000	04/16/2009
20081561	DEMOLITION	45	10/13/2008
20060893	REPAIR/RRF	4,422	04/26/2006

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0979/0486	4/04/2001	WD	Q	V	
SALE PRICE 5,000					

GRANTOR: RAYONIER INC					
GRANTEE: AMELIA ROOM INC					

BUILDING NOTES					

BUILDING DIMENSIONS					
BAS=[YR=2009] W70 S12 CAN=[YR=2009] W6 S9 E6 N9\$ S20					
CAN=[YR=2009] S8 E70 N8 W70\$ E70 N32\$.					