

BLOCK 168 LOTS 1 & 2
IN OR 1156/1822
CITY OF FDNA BEACH

CAMPBELL VERONICA D
902 S 9TH ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1800-0168-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	CORK/VTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

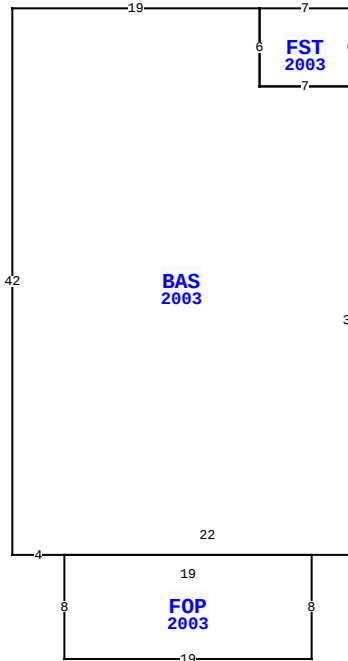
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
NEIGHBORHOOD/LOC	1009.00	01

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,050	100	1,050	95,259
FOP	152	30	46	4,174
FST	42	55	23	2,086
TOTALS 1,244 1,119 101,518				

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0 100	49	3	147.00	SF	6.50	6.50	100	2003
2	0810	CONCRETE A	0 100	21	6	126.00	SF	6.50	6.50	100	2003
3	0810	CONCRETE A	0 100	59	8	472.00	SF	6.50	6.50	100	2003
4	0810	CONCRETE A	0 100	16	12	192.00	SF	6.50	6.50	100	2003

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100	0006	MU-8	50.00	100.00	5,277.00	SF	1.00

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,119	110.7700	99.97	111,866	2003	2003	0	0	9.25	90.75
1 SINGLE FAM - 100% - 2004 Heated Area: 1050 HX Base Yr 2004											
902 S 9TH ST, FERNANDINA BEACH											



BLD DATE	04/04/2014	KK	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

NASSAU COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE				101,518	
TOTAL MARKET OB/XF VALUE				5,116	
TOTAL LAND VALUE - MARKET				92,348	
TOTAL MARKET VALUE				198,982	
SOH/AGL Deduction				130,659	
ASSESSED VALUE				68,323	
TOTAL EXEMPTION VALUE		HX HB		43,323	
BASE TAXABLE VALUE				25,000	
TOTAL JUST VALUE				198,982	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				196,636	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20032705	H/AC	3,000	03/17/2003
20021822	NEW CONSTR	3,000	10/22/2002
20021783	NEW CONSTR	75,000	10/16/2002
20032474	NEW CONSTR	3,000	02/07/2002

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1156/1822	7/28/2003	WD	U	I	19
					SALE PRICE 43,700
GRANTOR: NASSAU HABITAT FOR HU					
GRANTEE: CAMPBELL VERONICA D					
1039/0510	2/22/2002	WD	U	V	06
GRANTOR: ITT RAYONIER INC					
GRANTEE: NASSAU HABITAT FOR					

BUILDING NOTES											
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BUILDING DIMENSIONS											
FST=[YR=2003] W7 BAS=[YR=2003] W19 S42 E4 FOP=[YR=2003] S8 E19 N8 W19 \$ E22 N36 W7 N6 \$ S6 E7 N6 \$.											