BLOCK 214 SUB LOT N 50
FT OF S 78 FT OF B OF 7
IN OR 1685/659

HARDY RENDELLE C SR & CYNTHIA S
712 DIVISION ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1800-0214-07B1

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02

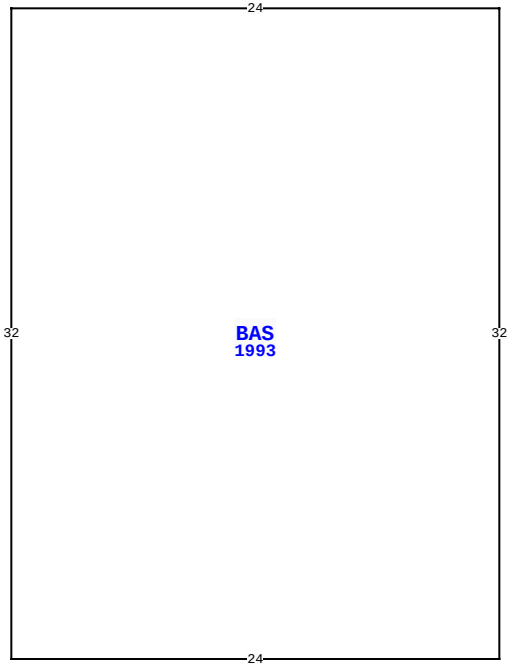
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1009.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	768	100	768	64,532
TOTALS	768		768	64,532

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	768	107.6350	97.14	74,604	1956	1995	0	0	0	13.50	86.50

1 SINGLE FAM – 100% - 0 Heated Area: 768 HX Base Yr



712 DIVISION ST, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		64,532
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		100,000
TOTAL MARKET VALUE		164,532
SOH/AGL Deduction		128,651
ASSESSED VALUE		35,881
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		10,881
TOTAL JUST VALUE		164,532
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		144,726

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20101648	REMODEL	1,100	09/21/2010
20101578	REMODEL	7,000	09/15/2010
20101358	REPAIR/RRF	200	08/16/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1685/0659	6/22/2010	QC	U	I	11	100
GRANTOR: HARDY RENDELLE C SR						
GRANTEE: HARDY CYNTHIA S & R						
0564/0202	2/27/1989	QC	U	I	01	100
GRANTOR: HARDY ROBERT JR						
GRANTEE: HARDY RENDELL C SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W24 S32 E24 N32$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	100	0006	R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	2,000.00	2,000.00	100,000							

REVIEW DATE 01/14/2021 BY TWA Total Acres: 0.00 Total Land Value: 100,000 Market: 0 Agricultural: 0 Common: 100,000 PRINTED 08/02/2023 BY SYS