

BLOCK 238 LOT 10
PT OR 917/986
CITY OF FDNA BEACH

FERNANDINA BEACH CHURCH OF CHRIST INC
PO BOX 16074
FERNANDINA BEACH, FL 32035

2023

00-00-31-1800-0238-0100



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 2																			
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																	
Exterior Wall	20	FACE BRICK 90								7101	04	2,647	113.5867	191.11	505,868	1971	1980	0	0	0	28.29	71.71																	
Exterior Wall	16	WD FR STUC 10								1 CHURCH - 0% - 0										Heated Area: 2540										HX Base Yr									
Roof Structure	04	WOOD TRUSS 100																																					
Roof Cover	03	COMP SHNGL 100																																					
Interior Wall	05	DRYWALL 70																																					
Interior Wall	06	CUST PANEL 30																																					
Interior Floor	14	CARPET 100																																					
Ceiling	02	F.NOT SUS 100																																					
Air Condition	03	CENTRAL 100																																					
Heating Type	04	AIR DUCTED 100																																					
Fixtures		5 100																																					
Frame	03	MASONRY 100																																					
Story Height		16 100																																					
RMS		4 100																																					
Stories	1.	1. 100																																					
Units		0 100																																					
BUD8 Adjustme	02	DIST FB 100																																					
Occupancy	00	NONE 100																																					
Quality	03	Quality Level 03																																					
DOR CODE	7100CHURCHES																																						
MAP NUM																				MKT AREA										01									
NEIGHBORHOOD/LOC	1010.00																																						
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																			
BAS	2,540	100	2,540	348,094																																			
CAN	356	30	107	14,664																																			
TOTALS	2,896		2,647	362,758																																			
EXTRA FEATURES					1005 S 14TH ST, FERNANDINA BEACH															BLD DATE 07/10/2019					KK					LGL DATE 07/10/2019					KK				
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	0803	ASPHALT C	0	0	0	0	10,200.00	SF	2.00	2.00	100	1992	1992	3	50	10,200																							
2	0810	CONCRETE A	0	0	4	4	16.00	SF	6.50	6.50	100	1971	1971	3	23	24																							
3	0418	EXHST FAN	0	0	0	0	1.00	UT	400.00	400.00	100	2000	2000	3	20	80																							
4	0978	SECURTY LT	0	0	0	0	3.00	UT	450.00	450.00	100	1980	1980	3	20	270																							
5	0646	LWN SPRK H	0	0	0	0	18.00	UT	2.00	2.00	100	1992	1992	3	20	7																							
6	0978	SECURTY LT	0	0	0	0	1.00	UT	450.00	450.00	100	2000	2000	3	55	248																							
7	0402	CONC BUMPE	0	0	0	0	9.00	UT	25.00	25.00	100	2000	2000	3	85	191																							
TOTAL OB/XF																		11,020																					
LAND DESCRIPTION																																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV															
1	007100	C	CHURCH	0	0006	MU-1	172.00	230.00	39,558.00	SF		1.00	1.00	1.00	7.50	7.50	296,685																						
REVIEW DATE 07/10/2019 BY KK Total Acres: 0.00 Total Land Value: 296,685 Market: 0 Agricultural: 0 Common: 296,685 PRINTED 08/02/2023 BY SYS																																							

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