



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 80
Exterior Wall	16 WD FR STUC 20
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 80
Interior Floo	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	02 WOOD FRAME 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	0100 SINGLE FAMILY

MAP NUM	MKT AREA	01
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NEIGHBORHOOD/LOC	1009.00
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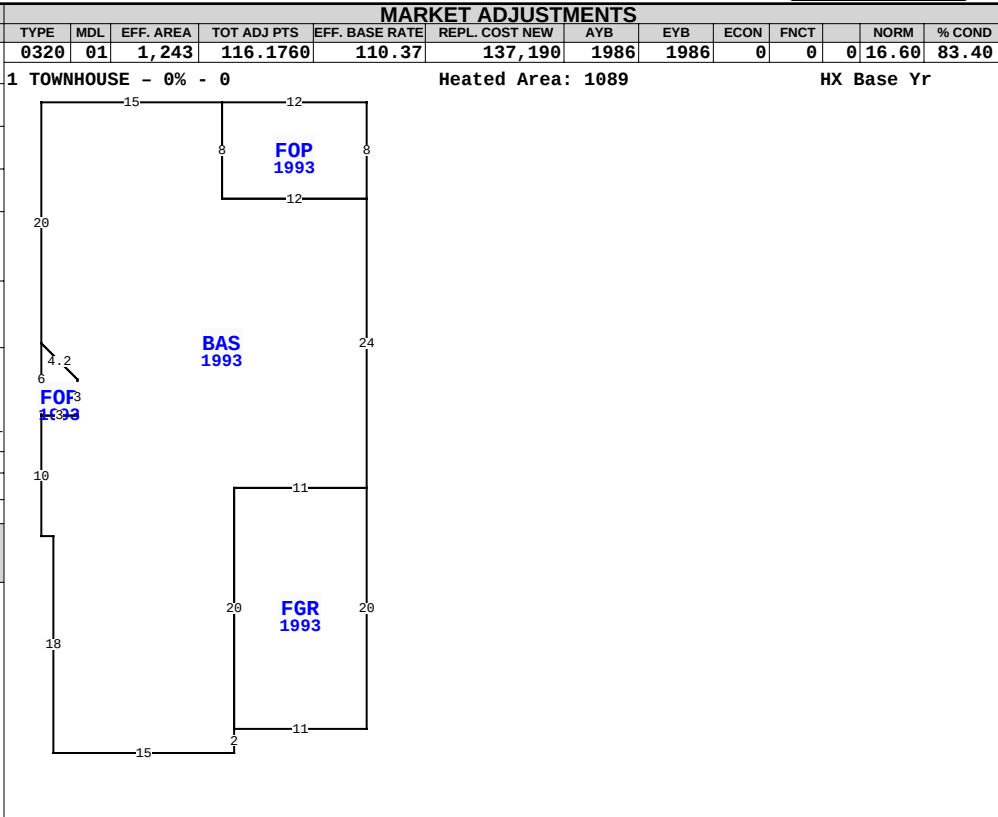
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,089	100	1,089	100,241
FGR	220	55	121	11,138
FOP	14	30	4	368
FOP	96	30	29	2,670

TOTALS	1,419	1,243	114,416
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0810	CONCRETE A	0	0	16	51		816.00	SF 6.50
2	0810	CONCRETE A	0	0	3	55		165.00	SF 6.50
3	0855	CONC PAVER	0	0	18	14		252.00	SF 7.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	0	0006	R-2	50.00	100.00	50.00

REVIEW DATE	06/16/2020	BY	DJA
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427 S 14TH ST, FERNANDINA BEACH

BLD DATE	02/04/2015	KK	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

TOTAL OB/XF										4,957		
R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VAL
06	R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	2,000.00	2,000.00	1

Total Acres: 0.00	Total Land Value: 100,000	Market: 0	Agricultural: 0
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		114,416	
TOTAL MARKET OB/XF VALUE		4,957	
TOTAL LAND VALUE - MARKET		100,000	
TOTAL MARKET VALUE		219,373	
SOH/AGL Deduction		18,640	
ASSESSED VALUE		200,733	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		200,733	
TOTAL JUST VALUE		219,373	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		205,667	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20091674	REPAIR/RRF	4,885	12/09/2009

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2342/0384	2/26/2020	LE U	I	I	11
GRANTOR: POIRIER LYDIA G & THE					
GRANTEE: THEM THAT TRUST					
2322/0129	10/22/2019	WD U	I	I	11
GRANTOR: POIRIER LYDIA G					
GRANTEE: POIRIER LYDIA G & T					

BUILDING NOTES									
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BUILDING DIMENSIONS									
FOP=[YR=1993] W12 BAS=[YR=1993] W15 S20 FOP=[YR=1993] S6 E3 N3 L3 U3 \$ R3 D3 S3 W3 S10 E1 S18 E15 N2 FGR=[YR=1993] E11 N20 W11 S20 \$ N20 E11 N24 W12 N8 \$ S8 E12 N8 \$.									