



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	1	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

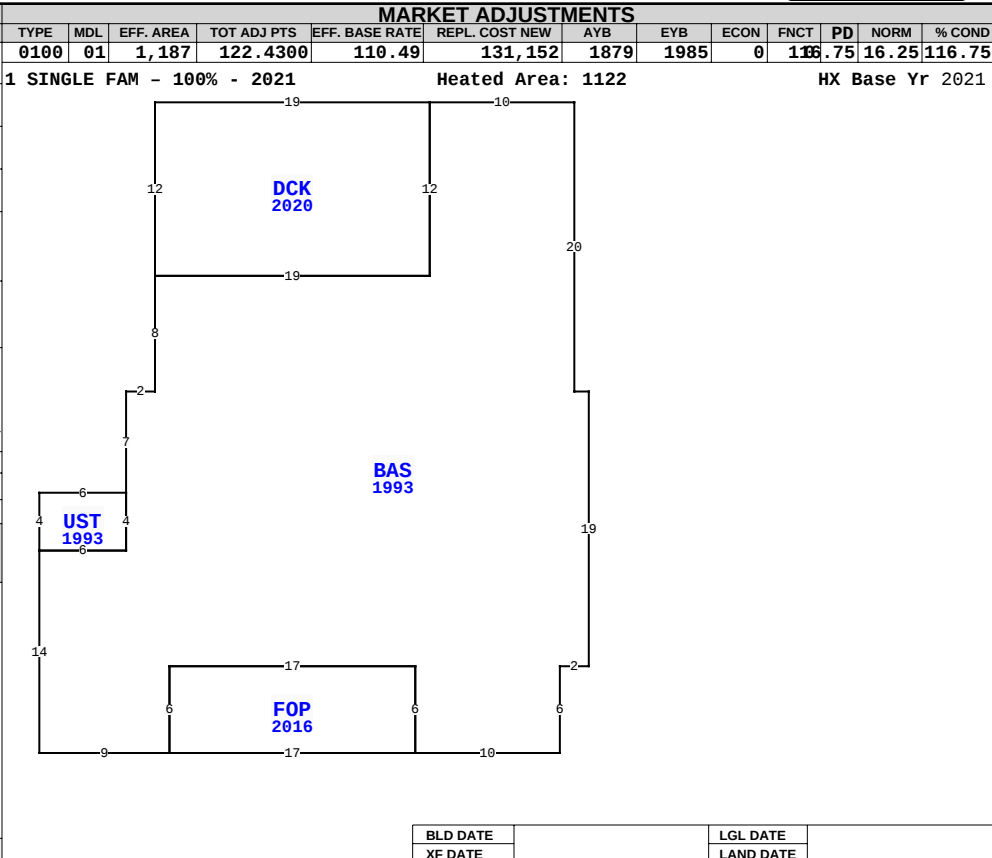
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01

Quality	05	Quality Level 05		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		01
NEIGHBORHOOD/LOC	1008.00			

TOTALS	1,476		1,187	153,120
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EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0940	SHEDS/PORT	0	100	8	8	
2	0810	CONCRETE A	0	100	0	0	
3	0861	POOL GUNIT	0	100	0	0	
4	0855	CONC PAVER	0	100	0	0	

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	SFR	100	000



132 S 13TH ST, FERNANDINA BEACH											
TOTAL OB/XF 28,638											

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
PAGE 1 of 1 2											
VALUATION BY						STANDARD					
Tax Group: 2						Tax Dist:					
BUILDING MARKET VALUE						153,120					
TOTAL MARKET OB/XF VALUE						28,638					
TOTAL LAND VALUE - MARKET						206,400					
TOTAL MARKET VALUE						388,158					
SOH/AGL Deduction						121,991					
ASSESSED VALUE						266,167					
TOTAL EXEMPTION VALUE						50,000					
BASE TAXABLE VALUE						216,167					
TOTAL JUST VALUE						388,158					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						333,567					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20210983	SWIM POOL	0	03/03/2021
983117	H/AC	0	02/02/1998
5041	REROOF	3,169	10/06/1988

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2375/1658	7/13/2020	WD	Q	I	01	305,000	
GRANTOR: ARMSTRONG JAMES F & S							
GRANTEE: POWERS KEVIN COLLIN							
1977/0261	4/29/2015	WD	U	I	37	65,000	
GRANTOR: HALL BEVERLY R							
GRANTEE: ARMSTRONG JAMES F &							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W10DCK=[YR=2020] W19 S12 E19 N12\$ S12 W19 S8 W2 S7 UST=[YR=1993] W6 S4 E6 N4\$ S4 W6 S14 E9 FOP=[YR=2016] E17 N6 W17 S6\$ N6 E17 S6 E10 N6 E2 N19 W1 N20\$.											