

MORRIS RODNEY G JR/HARRIS SUSAN R
124 N 13TH ST
FERNANDINA BEACH, FL 32034

00-00-31-1800-0244-04B0



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY														
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall		10	ABOVE AVG 100		0900	01	1,809	110.2500	130.92	236,834	2019	2019	2019	0	0	0	1.00	99.00	VALUATION BY					STANDARD										
Roof Structur		03	GABLE/HIP 100		1 SNGL FAM - 100% - 2020										Heated Area: 1768					HX Base Yr 2020					Tax Group: 2					Tax Dist:				
Roof Cover		03	COMP SHNGL 100																						234,466									
Interior Wall		05	DRYWALL 100																						5,514									
Interior Floo		09	PINE WOOD 100																						100,000									
Air Condition		03	CENTRAL 100																						339,980									
Heating Type		04	AIR DUCTED 100																						154,840									
Bedrooms		03	3 100																						185,140									
Bathrooms			2.5 100																						50,000									
Frame		02	WOOD FRAME 100																						135,140									
Stories		2.	2. 100																						339,980									
Units			0 100																						0									
Occupancy		00	NONE 100																						317,089									
Quality		04	Quality Level 04																															
DOR CODE		0100	SINGLE FAMILY																															
MAP NUM			MKT AREA																						01									
NEIGHBORHOOD/LOC		1001.00																																
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																										
BAS		884		100		884		114,576																										
DCK		192		10		19		2,462																										
FOP		66		30		20		2,592																										
FUS		884		100		884		114,576																										
STP		25		10		2		259																										
TOTALS		2,051				1,809		234,466																										
EXTRA FEATURES		124 N 13TH ST, FERNANDINA BEACH																																
BLD DATE																																		
XF DATE																																		
INC DATE																																		
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		0811		CONCRETE B		0 100		0 0		1,071.00		SF		5.20		5.20		100		2019		2019		3		99		5,514						
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