BLK 261 LOTS 3,4 & W 79FT OF
N1/2 OF LOT 8
CITY OF FDNA BEACH

FIRST ASSEMBLY OF GOD INC OF FERNANDINA BEACH
302 SOUTH 14TH STREET
FERNANDINA BEACH, FL 32034-3218

2023

00-00-31-1800-0261-0031

BUILDING CHARACTERISTICS

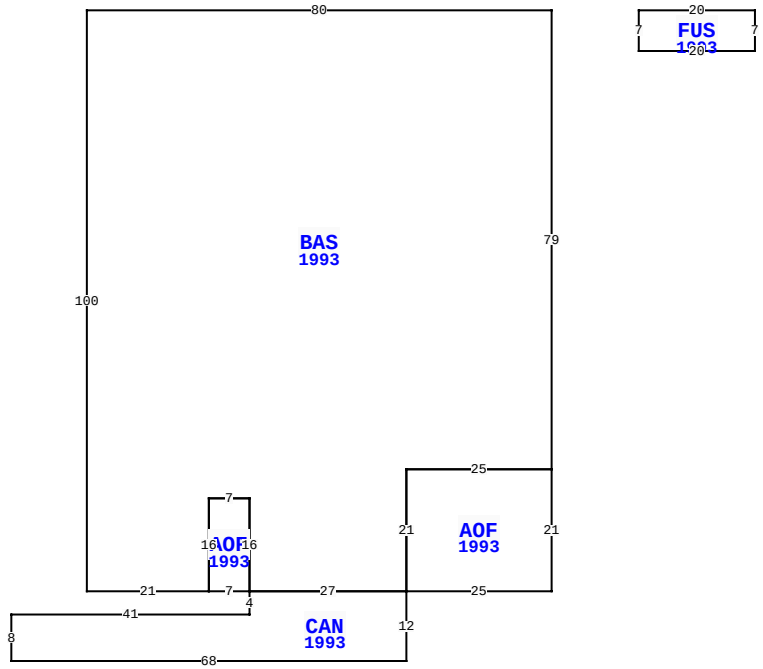
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 80
Exterior Wall	16	WD FR STUC 20
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Ceiling	01	FIN.SUSPD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		27 100
Frame	05	STEEL 100
Story Height		18 100
RMS		4 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	7100	CHURCHES
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1011.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	112	100	112	18,433
AOF	525	100	525	86,404
BAS	7,363	100	7,363	1,211,791
CAN	652	30	196	32,258
FUS	140	100	140	23,041
TOTALS	8,792		8,336	1,371,927

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
7101	04	8,336	117.1487	197.10	1,643,026	1989	1989	0	0	0	16.50	83.50

1 CHURCH – 0% - 0 Heated Area: 8140 HX Base Yr



302 S 14TH ST, FERNANDINA BEACH

BLD DATE	06/14/2021	KK	LGL DATE	
XF DATE	06/14/2021	KK	LAND DATE	06/14/2021 KK
INC DATE			AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 3 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		1,911,224
TOTAL MARKET OB/XF VALUE		38,673
TOTAL LAND VALUE - MARKET		515,484
TOTAL MARKET VALUE		2,465,381
SOH/AGL Deduction		943,500
ASSESSED VALUE		1,521,881
TOTAL EXEMPTION VALUE	02	1,521,881
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		2,465,381
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		2,134,306

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20200052	ROOF	0	12/28/2020
20200053	REMODEL-SIDING	2,450	06/01/2020
20162836	REPAIR/RRF	6,124	10/28/2016
20021174	XFOB	1,000	07/10/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0448/0421	3/15/1985	WD	U	I	17	2,000
GRANTOR: KITTRELL ALINE L (WID						
GRANTEE: FIRST ASSEMBLY OR G						
0316/0419	6/19/1980	WD	U	I	17	30,000
GRANTOR: HENDERSON ROBERT MART						
GRANTEE: FIRST ASSEMBLY OF G						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W80 S100 E21 AOF=[YR=1993] E7 CAN=[YR=1993] S4 W41 S8 E68 N12 AOF 1993= E25 N21 W25 S21 $ W27 $ N16 W7 S16 $ N16 E7 S16 E27 N21 E25 N79$ PTR= E15 FUS=[YR=1993] E20 S7 W20 N7 $ W15 $.

EXTRA FEATURES

LN	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	8,890.00	SF	2.00	2.00	100	1988	1988	3	50	8,890	
2	0810	CONCRETE A	0	0	28	6	168.00	SF	6.50	6.50	100	1988	1988	3	57	622	
8	0646	LWN SPRK H	0	0	0	0	20.00	UT	2.00	2.00	100	2002	2002	3	32	13	
9	0446	BOX FNC 6'	0	0	0	0	12.00	LF	20.00	20.00	100	2002	2002	3	21	50	
10	0803	ASPHALT C	0	0	0	0	7,841.00	SF	2.00	2.00	100	1988	1988	3	50	7,841	
11	0971	ST LGHT OV	0	0	0	0	2.00	UT	1,555.00	1,555.00	100	2000	2000	3	55	1,711	
12	0810	CONCRETE A	0	0	15	3	45.00	SF	6.50	6.50	100	1988	1988	3	57	167	
13	0681	POLE SHED	0	0	18	4	72.00	SF	15.00	15.00	100	1990	1990	3	20	216	
14	0810	CONCRETE A	0	0	0	0	371.00	SF	6.50	6.50	100	2000	2000	3	80	1,929	
15	0443	STK FNC 6'	0	0	0	0	86.00	LF	10.00	10.00	100	2002	2002	3	21	181	

TOTAL OB/XF 21,620

LAND DESCRIPTION

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	0003	R-1	0.00	0.00	85,914.00	SF		1.00	1.00	1.00	6.00	6.00	515,484							

REVIEW DATE 06/14/2021 BY KK Total Acres: 0.00 Total Land Value: 515,484 Market: 0 Agricultural: 0 Common: 515,484 PRINTED 08/02/2023 BY SYS

BLK 261 LOTS 3,4 & W 79FT OF
N1/2 OF LOT 8
CITY OF FDNA BEACH

FIRST ASSEMBLY OF GOD INC OF FERNANDINA BEACH
302 SOUTH 14TH STREET
FERNANDINA BEACH, FL 32034-3218

2023

00-00-31-1800-0261-0031

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 80
Exterior Wall	16	WD FR STUC 20
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 70
Interior Floo	07	CORK/VTILE 30
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		7 100
Frame	03	MASONRY 100
Story Height		12 100
RMS		7 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

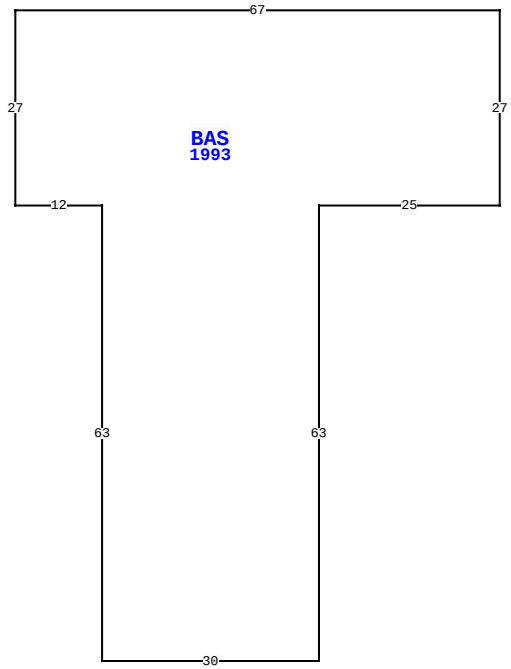
DOR CODE	7100	CHURCHES	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1011.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,699	100	3,699	445,768
TOTALS	3,699		3,699	445,768

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
7101	04	3,699	93.6270	157.53	582,703	1954	1975	0	0	0	23.50	76.50

2 CHURCH – 0% - 0 Heated Area: 3699 HX Base Yr



BLD DATE	06/14/2021	KK	LGL DATE
XF DATE	06/14/2021	KK	LAND DATE 06/14/2021 KK
INC DATE			AG DATE

302 S 14TH ST, FERNANDINA BEACH

NASSAU COUNTY PROPERTY

PAGE 2 of 3 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		1,911,224
TOTAL MARKET OB/XF VALUE		38,673
TOTAL LAND VALUE - MARKET		515,484
TOTAL MARKET VALUE		2,465,381
SOH/AGL Deduction		943,500
ASSESSED VALUE		1,521,881
TOTAL EXEMPTION VALUE	02	1,521,881
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		2,465,381
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		2,134,306

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0448/0421	3/15/1985	WD	U	I	17	2,000
GRANTOR: KITTRELL ALINE L (WID						
GRANTEE: FIRST ASSEMBLY OR G						
0316/0419	6/19/1980	WD	U	I	17	30,000
GRANTOR: HENDERSON ROBERT MART						
GRANTEE: FIRST ASSEMBLY OF G						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W67 S27 E12 S63 E30 N63 E25 N27 $.

EXTRA FEATURES

LN	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
16	0646	LWN SPRK H	0	0	0	0	18.00	UT	2.00	2.00	100	2000	2000	3	27	10	
17	0803	ASPHALT C	0	0	0	0	12,937.00	SF	2.00	2.00	100	1988	1988	3	50	12,937	
18	0971	ST LGHT OV	0	0	0	0	2.00	UT	1,555.00	1,555.00	100	1980	1980	3	20	622	
19	0443	STK FNC 6'	0	0	0	0	80.00	LF	10.00	10.00	100	2002	2002	3	21	168	
20	0819	CONC 12"	0	0	0	0	136.00	SF	9.50	9.50	100	2011	2011	3	93	1,202	
21	0940	SHEDS/PORT	0	0	0	0	190.00	SF	30.00	30.00	100	1992	1992	3	20	1,140	
22	0971	ST LGHT OV	0	0	0	0	1.00	UT	1,555.00	1,555.00	100	1993	1993	3	36	560	
23	0680	POLE SHED	0	0	9	4	36.00	SF	10.00	10.00	100	2000	2000	3	29	104	
24	0443	STK FNC 6'	0	0	0	0	155.00	LF	10.00	10.00	100	2000	2000	3	20	310	

LAND DESCRIPTION

TOTAL OB/XF 17,053

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 06/14/2021 BY KK Total Acres: 0.00 Total Land Value: 515,484 Market: 0 Agricultural: 0 Common: 515,484 PRINTED 08/02/2023 BY SYS

BLK 261 LOTS 3,4 & W 79FT OF
N1/2 OF LOT 8
CITY OF FDNA BEACH

FIRST ASSEMBLY OF GOD INC OF FERNANDINA BEACH
302 SOUTH 14TH STREET
FERNANDINA BEACH, FL 32034-3218

2023

00-00-31-1800-0261-0031

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		2 100
Frame	02	WOOD FRAME 100
Story Height		9 100
RMS		4 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

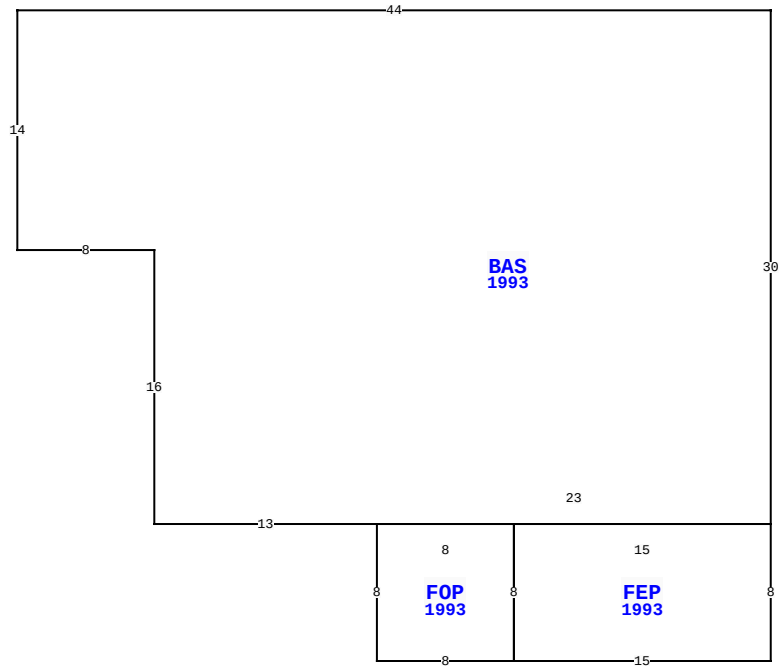
DOR CODE	7100	CHURCHES	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1011.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,192	100	1,192	85,299
FEP	120	80	96	6,870
FOP	64	30	19	1,360
TOTALS	1,376		1,307	93,529

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	04	1,307	99.1148	89.45	116,911	1956	1970	0	0	0	20.00	80.00

3 SINGLE FAM – 0% - 0 Heated Area: 1288 HX Base Yr



BLD DATE	06/14/2021	KK	LGL DATE	
XF DATE	06/14/2021	KK	LAND DATE	06/14/2021 KK
INC DATE			AG DATE	

302 S 14TH ST, FERNANDINA BEACH

NASSAU COUNTY PROPERTY

PAGE 3 of 3 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		1,911,224
TOTAL MARKET OB/XF VALUE		38,673
TOTAL LAND VALUE - MARKET		515,484
TOTAL MARKET VALUE		2,465,381
SOH/AGL Deduction		943,500
ASSESSED VALUE		1,521,881
TOTAL EXEMPTION VALUE	02	1,521,881
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		2,465,381
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		2,134,306

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0448/0421	3/15/1985	WD	U	I	17	2,000
GRANTOR: KITTRELL ALINE L (WID						
GRANTEE: FIRST ASSEMBLY OR G						
0316/0419	6/19/1980	WD	U	I	17	30,000
GRANTOR: HENDERSON ROBERT MART						
GRANTEE: FIRST ASSEMBLY OF G						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W44 S14 E8 S16 E13 FOP=[YR=1993] S8 E8
FEP=[YR=1993] E15 N8 W15 S8$ N8 W8$ E23 N30$.

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

REVIEW DATE 06/14/2021 BY KK Total Acres: 0.00 Total Land Value: 515,484 Market: 0 Agricultural: 0 Common: 515,484 PRINTED 08/02/2023 BY SYS