



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
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	1011.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,353	100	1,353	117,038
FGR	220	55	121	10,467
FOP	24	30	7	606
FST	187	55	103	8,910

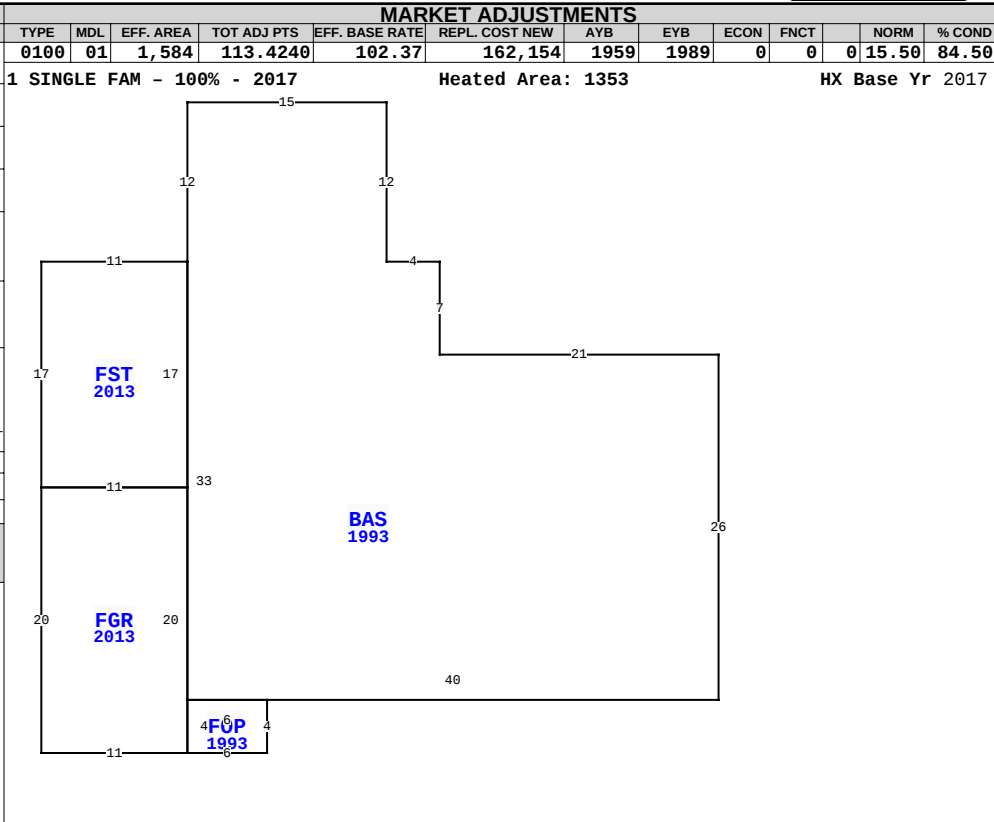
TOTALS	1,784		1,584	137,020
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EXTRA FEATURES

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
1	0866	POOL FIBER	0 100	28	11	308.00	SF	72.00	72.00	100	1995	1995	3	20	4,435	
2	0810	CONCRETE A	0 100	49	8	392.00	SF	6.50	6.50	100	1959	1959	3	20	510	
4	0845	KOOL DECK	0 100	84	3	252.00	SF	7.25	7.25	100	1995	1995	3	72	1,315	
5	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1990	1990	3	70	2,450	
6	0810	CONCRETE A	0 100	12	15	180.00	SF	6.50	6.50	100	1993	1993	3	68	796	
7	0755	FSP	0 100	12	15	180.00	SF	20.00	20.00	100	1993	1993	3	20	720	
8	0825	BRICK	0 100	21	3	63.00	SF	12.50	12.50	100	2006	2006	3	97	764	
9	0940	SHEDS/PORT	0 100	12	8	96.00	SF	30.00	30.00	100	2014	2014	3	70	2,016	

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	000100	C	SFR	100	0006	R-1A	86.00	141.00	86.00	FF		1.00	1.00	0.80	2,000.00	1,600.00	137,600							



731 S 15TH ST, FERNANDINA BEACH

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

TOTAL OB/XF 13,006

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	000100	C	SFR	100	0006	R-1A	86.00	141.00	86.00	FF		1.00	1.00	0.80	2,000.00	1,600.00	137,600							

NASSAU COUNTY PROPERTY PAGE 1 of 1 2

VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		137,020
TOTAL MARKET OB/XF VALUE		13,006
TOTAL LAND VALUE - MARKET		137,600
TOTAL MARKET VALUE		287,626
SOH/AGL Deduction		132,156
ASSESSED VALUE		155,470
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		105,470
TOTAL JUST VALUE		287,626
NCON VALUE		720
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		253,850

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20140026	8X12SHED	0	01/07/2014
20061395	XFOB	2,450	06/20/2006
7912	ADDITION	15,000	09/22/1993
7306	GARAGE	1,500	09/08/1992

SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q U I RSN CD
2053/0466	6/15/2016	WD Q	I 01
SALE PRICE			
165,000			

GRANTOR: MILLER CHARLES N			
GRANTEE: WILLIAMS CAROL H			
1830/0884	12/17/2012	WD Q	I 02
SALE PRICE			
80,000			
GRANTOR: FOURNIER JOHN E & KAM			
GRANTEE: MILLER CHARLES N			

BUILDING NOTES

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BUILDING DIMENSIONS

BAS=[YR=1993] W21 N7W4N12W15S12 FST=[YR=2013] W11 S17
FGR=[YR=2013] S20 E11 FOP=[YR=1993] E6N4W6S4\$ N20 W11\$ E11
N17\$ S33 E40 N26\$.