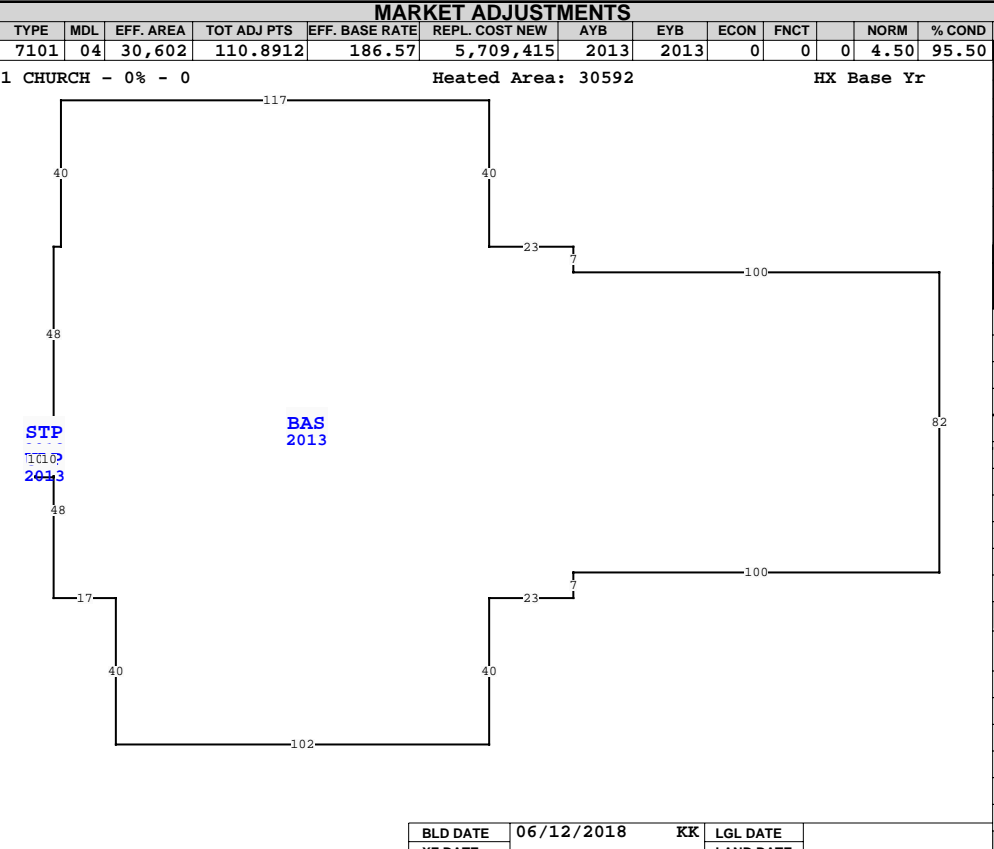




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL 100	
Roof Structur	10	STEEL FRME 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	08	SHT VINYL 70	
Interior Floor	14	CARPET 30	
Ceiling	01	FIN.SUSPD 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Fixtures		50 100	
Frame	05	STEEL 100	
Story Height		17 100	
RMS		52 100	
Stories	1.	1. 100	
Units		0 100	
Occupancy	00	NONE 100	
Quality	04	Quality Level 04	
DOR CODE	7100	CHURCHES	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4044.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	30,592	100	30,592
STP	25	10	2
ULP	50	15	8
			SUBAREA MARKET VALUE
			5,450,709
			356
			1,426
TOTALS	30,667		30,602
			5,452,491



NASSAU COUNTY PROPERTY PAGE 1 of 3

VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE		7,795,809
TOTAL MARKET OB/XF VALUE		592,296
TOTAL LAND VALUE - MARKET		589,525
TOTAL MARKET VALUE		8,977,630
SOH/AGL Deduction		4,264,958
ASSESSED VALUE		4,712,672
TOTAL EXEMPTION VALUE	02	4,712,672
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		8,977,630
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		6,278,761

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17008850	XFOB - WALKWY CAN	39,702	10/06/2017
17006449	XFOB - BBALL COUR	173,635	07/19/2017
17001249	XFOB - STORAGE BL	68,730	03/01/2017
B1530427	CO ISSUED	0	11/02/2015
B1530427	NEW CONSTR	1,659,466	05/01/2015
E1529237	NEW CONSTR	165,293	05/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1754/0637	4/29/2011	WD	U	V	38	625,000
GRANTOR: AMELIA RESERVE LTD						
GRANTEE: THE JOURNEY CHURCH						
1404/0976	4/17/2006	WD	Q	V		3,500,000
GRANTOR: CONCOURSE DEVELOPMENT						
GRANTEE: AMELIA POINTE LTD						

BUILDING NOTES

BAS=[YR=2013] W100 N7 W23 N40 W117 S40 W2 S48 STP=[YR=2013]
 W5 S5 ULP=[YR=2013] S10 E5 N10 W5\$ E5 N5\$ S48 E17 S40 E102
 N40 E23 N7 E100 N82\$.

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	0812	CONCRETE C	0	0	0	0	8,010.00	SF	4.00	4.00	100	2013	2013	3	95	30,438	
2	0812	CONCRETE C	0	0	0	0	2,812.00	SF	4.00	4.00	100	2013	2013	3	95	10,686	
3	1075	TRELLIS G	0	0	45	20	900.00	SF	23.45	23.45	100	2013	2013	3	75	15,829	
4	0400	CONC CURB	0	0	0	0	5,670.00	LF	15.00	15.00	100	2013	2013	3	96	81,648	
5	0972	ST LGHT UN	0	0	0	0	17.00	UT	2,530.00	2,530.00	100	2013	2013	3	87	37,419	
6	0975	ST LT/ARM	0	0	0	0	9.00	UT	500.00	500.00	100	2013	2013	3	87	3,915	
7	0402	CONC BUMPE	0	0	0	0	7.00	UT	25.00	25.00	100	2013	2013	3	96	168	
9	0803	ASPHALT C	0	0	0	0	142,019.00	SF	2.00	2.00	100	2013	2013	3	74	210,188	
10	0978	SECURTY LT	0	0	0	0	6.00	UT	450.00	450.00	100	2013	2013	3	87	2,349	
11	0648	LIGHTS-AV	0	0	0	0	4.00	UT	140.00	140.00	100	2013	2013	3	65	364	

LAND DESCRIPTION		TOTAL OB/XF														393,004								
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	007100	C	CHURCH	0	0003	RG-1	0.00	0.00	29.38	AC		1.00	1.00	1.00	20,000.00	20,000.00	587,600							
2	009640	C	HDWD	0			0.00	0.00	11.00	AC		1.00	1.00	1.00	175.00	175.00	1,925							

IN OR 1754/637
 PARCEL 3-24 SEC 1-2N-27 &
 PARCEL 1-8 SEC 12-2N-27

THE JOURNEY CHURCH AT NASSAU COUNTY INC
 95707 AMELIA CONCOURSE
 FERNANDINA BEACH, FL 32034

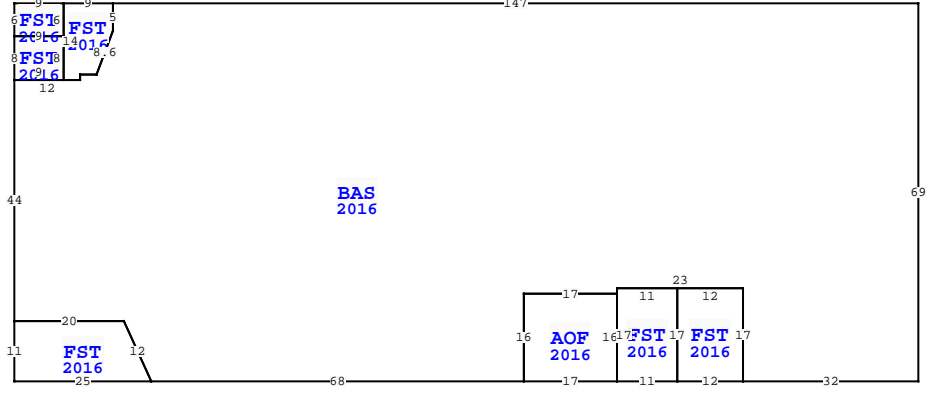
2023

01-2N-27-0000-0003-0240



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL 100	
Roof Structur	10	STEEL FRME 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	07	NONE 100	
Interior Floor	03	CONC FINSH 80	
Interior Floor	11	CLAY TILE 20	
Ceiling	04	NONE 100	
Air Condition	03	CENTRAL 100	
Heating Type	09	ENG F AIR 100	
Fixtures		19 100	
Frame	05	STEEL 100	
Story Height		20 100	
RMS		9 100	
Stories	1.	1. 100	
Units		0 100	
Occupancy	00	NONE 100	
Quality	06	Quality Level 06	
DOR CODE	7100	CHURCHES	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4044.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	SUBAREA MARKET VALUE
AOF	272	100	46,593
BAS	10,241	100	1,754,250
FST	54	50	4,625
FST	72	50	6,167
FST	108	50	9,250
FST	187	50	16,102
FST	204	50	17,472
FST	248	50	21,241
TOTALS	11,386	10,950	1,875,698

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	AUDITORIUM	- 0%	- 0		Heated Area: 10513					HX Base Yr		



NASSAU COUNTY PROPERTY		PAGE 2 of 3	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE		7,795,809	
TOTAL MARKET OB/XF VALUE		592,296	
TOTAL LAND VALUE - MARKET		589,525	
TOTAL MARKET VALUE		8,977,630	
SOH/AGL Deduction		4,264,958	
ASSESSED VALUE		4,712,672	
TOTAL EXEMPTION VALUE	02	4,712,672	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		8,977,630	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		6,278,761	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1428615	JOURNEY CHURCH	0	04/01/2014
M1317966	JOURNEY CHURCH	0	02/01/2013
M17490	H/AC	0	08/01/2012
E25172	NEW CONSTR	0	06/01/2012
B26143	NEW CONSTR	5,349,907	06/01/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1754/0637	4/29/2011	WD	U	V	38	625,000
GRANTOR: AMELIA RESERVE LTD						
GRANTEE: THE JOURNEY CHURCH						
1404/0976	4/17/2006	WD	Q	V		3,500,000
GRANTOR: CONCOURSE DEVELOPMENT						
GRANTEE: AMELIA POINTE LTD						

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
12	6001	ROLLUP DR	0	0	0	1.00	UT	400.00	400.00	100	2013	2013	3	65	260	
13	0966	FIRE SPRNK	0	0	0	30,592.00	SF	3.00	3.00	100	2013	2013	3	95	87,187	
14	0812	CONCRETE C	0	0	0	4,222.00	SF	4.00	4.00	100	2016	2016	3	97	16,381	
15	0400	CONC CURB	0	0	0	180.00	LF	15.00	15.00	100	2016	2016	3	98	2,646	
16	0402	CONC BUMPE	0	0	0	3.00	UT	25.00	25.00	100	2016	2016	3	98	74	
17	4950	BOLLARD	0	0	0	4.00	UT	100.00	100.00	100	2016	2016	3	100	400	
18	6002	EL ROLL DR	0	0	0	2.00	UT	900.00	900.00	100	2016	2016	3	78	1,404	
19	0966	FIRE SPRNK	0	0	0	11,386.00	SF	3.00	3.00	100	2016	2016	3	97	33,133	
20	0510	GARAGE WD-	0	0	55	28	1,540.00	SF	35.00	100	2017	2017	3	87	46,893	
21	0097	AWNING CN	0	0	0	193.00	SF	65.00	65.00	100	2017	2017	3	87	10,914	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2016] W147 FST=[YR=2016] W9 FST=[YR=2016] W9 S6 FST=[YR=2016] S8 E9 N8 W9 \$ E9 N6 \$ S14 E3 N1 E3 U8 R3 N5 \$ S5 D8 L3 W3 S1 W12 S44 FST=[YR=2016] S11 E25 U11 L5 W20 \$ E20 D11 R5 E68 AOF=[YR=2016] E17 FST=[YR=2016] E11 FST=[YR=2016] E12 N17 W12 S17 \$ N17 W11 S17 \$ N16 W17 S16 \$ N16 E17 N1 E23 S17 E32 N69\$.	

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	

