

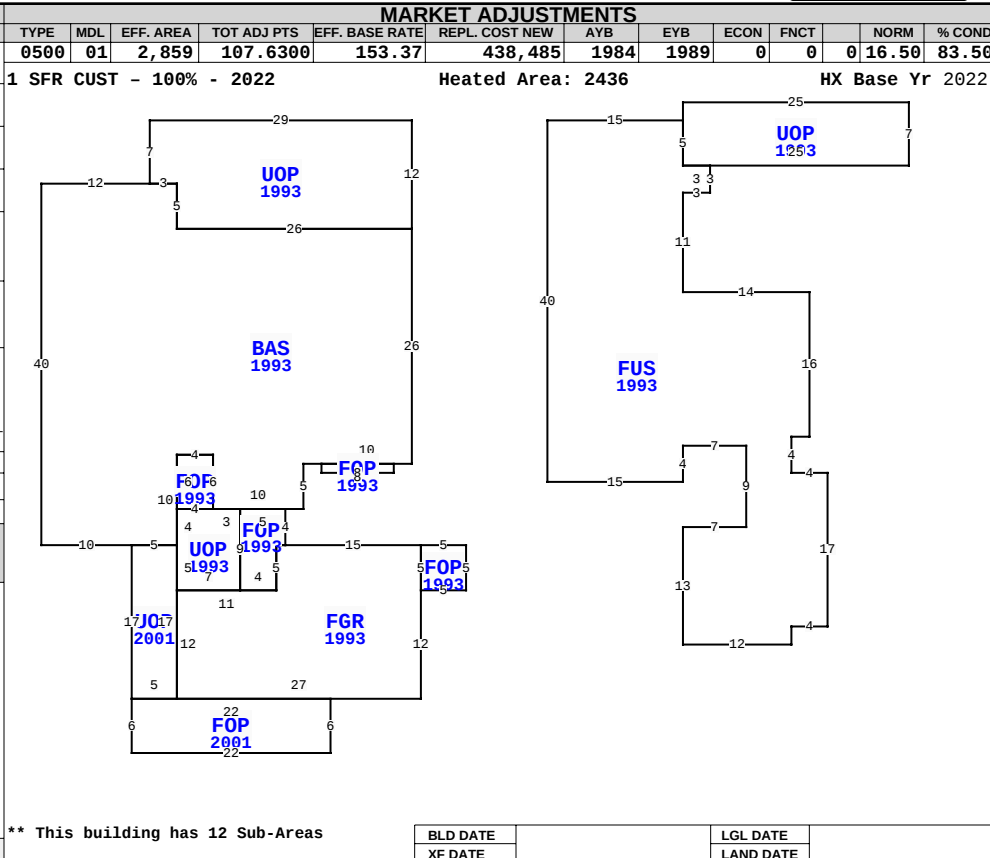


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10

NEIGHBORHOOD/LOC 10001.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,322	100	1,322	169,300
FGR	404	55	222	28,430
FOP	8	30	2	256
FOP	24	30	7	897
FOP	25	30	8	1,025
FOP	40	30	12	1,536
FOP	132	30	40	5,123
FUS	1,114	100	1,114	142,663
UOP	63	20	13	1,665
UOP	175	20	35	4,482
TOTALS	3,725		2,859	366,135

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0504	FP-ELECTRI	0	100	0	0	1.00	UT 2,000.00	2,000.00
2	0812	CONCRETE C	0	100	0	0	1,844.00	SF 4.00	4.00
3	0820	WOOD WALK	0	100	0	0	205.00	SF 11.75	11.75
4	1242	WD DECK A	0	100	0	0	75.00	SF 10.00	10.00
5	1242	WD DECK A	0	100	0	0	145.00	SF 10.00	10.00



** This building has 12 Sub-Areas

22 BEACH WOOD RD, FERNANDINA BEACH

BLD DATE	
XF DATE	
INC DATE	

LGL DATE	
LAND DATE	
AG DATE	

ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
100	1984	1984	3	58	1,160	
100	1984	1984	3	47	3,467	
100	1984	1984	3	40	964	
100	1984	1984	3	20	150	
100	2001	2001	3	20	290	

LAND DESCRIPTION										TOTAL OB/XF 6,031									
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
1	000100	C	SFR	100		RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	450,000.00	450,000.00	450,000		

NASSAU COUNTY PROPERTY				PAGE 1 of 1	5
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		TOTAL MARKET OB/XF VALUE		366,135	
TOTAL LAND VALUE - MARKET		TOTAL MARKET VALUE		450,000	
SOH/AGL Deduction		TOTAL MARKET VALUE		822,166	
ASSESSED VALUE		TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		TOTAL JUST VALUE		822,166	
NCON VALUE		INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE				635,880	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20218866	REPAIR/RRF	15,350	08/01/2021
R013367	REPAIR/RRF	0	06/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2428/0444	1/21/2021	WD	Q	I	01	610,000
GRANTOR: SALT MARSH ERNEST O						
GRANTEE: MYERS RICHARD P & J						
0949/0001	9/12/2000	WD	U	I		265,000
GRANTOR: ATTON ANGELA N						
GRANTEE: SALT MARSH ERNEST O						

BUILDING NOTES									
BUILDING DIMENSIONS									
UOP=[YR=1993] W29 S7 BAS=[YR=1993] W12 S40 E10UOP=[YR=2001] S17 FOP=[YR=2001] S6 E22 N6 W22 \$ E5 N17 W5 \$ E5 UOP=[YR=1993] S5 FGR=[YR=1993] S12 E27N12 FOP=[YR=1993] E5 N5 W5 S5\$ N5 W15 FOP=[YR=1993] N4 W5 S9 E4 N5 E1\$W1 S5 W11\$ E7 N9 W3 FOP=[YR=1993] N6W4 S6 E4\$ W4 S4\$ N10 E4 S6E10 N5 E2 FOP=[YR=1993] S1 E8 N1 W8\$ E10N26 W26 N5 W3\$ E3 S5 E26 N12\$ PTR= E15 FUS=[YR=1993] E15 UOP=[YR=1993] N2E25 S7 W25 N5\$ S5 E3 S3 W3 S11E14 S16 W2 S4 E4 S17 W4 S2 W12N13 E7 N9 W7 S4 W15 N40\$ W15\$.									