LOT 104
IN OR 1884/1285
BEACHWOOD VILLAGE UNIT 2

TERRY EDWARD L & ELAINE C
PO BOX 15820
FERNANDINA BEACH, FL 32035

2023

01-6N-29-0202-0104-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

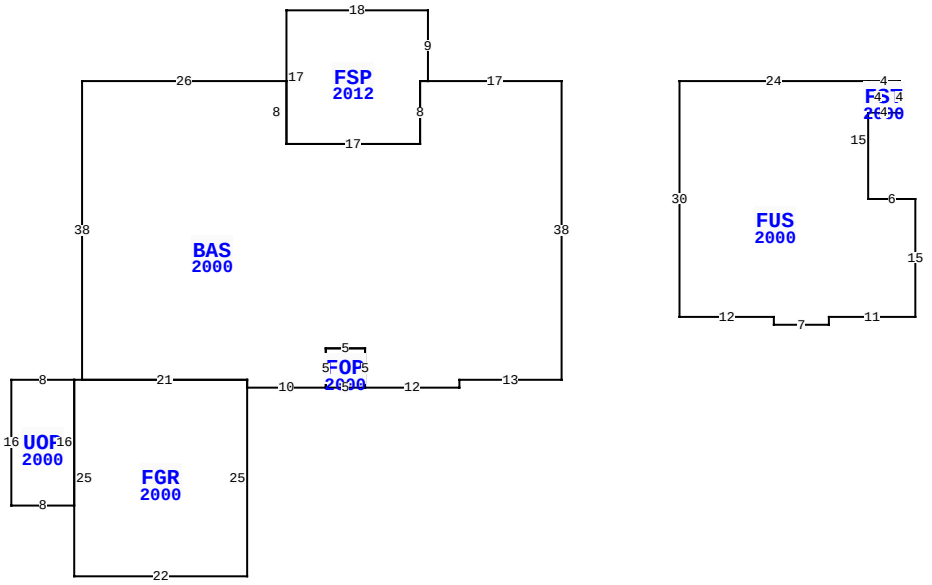
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 70
Exterior Wall	10	ABOVE AVG 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type		N/A 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Quality	06	Quality Level 06
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	2,184	100	2,184	515,666
FGR	550	55	302	71,306
FOP	25	30	8	1,889
FSP	298	40	119	28,097
FST	16	55	9	2,125
FUS	817	100	817	192,903
UOP	128	20	26	6,139
TOTALS	4,018		3,465	818,126

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	PD	NORM	% COND
0500	11	3,465	142.0434	202.41	701,351	2000	2005	0	116	6.65	8.35	116.65

1 SFR CUST – 100% - 2014 Heated Area: 3001 HX Base Yr 2014



2 FOXTAIL RD, FERNANDINA BEACH

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		818,126
TOTAL MARKET OB/XF VALUE		10,613
TOTAL LAND VALUE - MARKET		450,000
TOTAL MARKET VALUE		1,278,739
SOH/AGL Deduction		504,625
ASSESSED VALUE		774,114
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		724,114
TOTAL JUST VALUE		1,278,739
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		972,960

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B26214	ADDITION	2,682	08/02/2012
B9906270	NEW CONSTR	250,000	07/01/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1884/1285	10/11/2013	WD	Q	I	02	749,000
GRANTOR: CROWLEY JOHN PATRICK						
GRANTEE: TERRY EDWARD L & EL						
1658/0913	11/13/2009	WD	U	I	30	100
GRANTOR: CROWLEY CATHLEEN G &						
GRANTEE: CROWLEY JOHN PATRIC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2000] W17 FSP=[YR=2012] N9 W18 S17 E17 N8 E1 $ W1 S8 W17 N8 W26 S38 FGR=[YR=2000] W1 UOP=[YR=2000] W8 S16 E8N16 $ S25 E22 N25 W21 $ E21 S1E10 FOP=[YR=2000] E5 N5 W5 S5 $ N5 E5 S5 E12 N1 E13 N38 $ PTR= E15 FUS=[YR=2000] E24 FST=[YR=2000] E4 S4 W4 N4 $ S15 E6 S15 W11 S1 W7 N1 W12 N30 $ 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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2000	2000	3	85	1,700	
2	0855	CONC PAVER	0	100	0	0	1,313.00	SF	7.00	7.00	100	2013	2013	3	95	8,731	
3	0810	CONCRETE A	0	100	6	7	42.00	SF	4.55	4.55	100	2013	2013	3	95	182	

LAND DESCRIPTION

TOTAL OB/XF 10,613

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	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							

REVIEW DATE 04/24/2017 BY DJX Total Acres: 0.00 Total Land Value: 450,000 Market: 0 Agricultural: 0 Common: 450,000 PRINTED 08/02/2023 BY SYS