

FIRST COAST MOVING & STORAGE CO
PO BOX 6062
FERNANDINA BEACH, FL 32035-6062

06-2N-28-0000-0001-004L

BUILDING CHARACTERISTICS

ELEMENT	CD			
Exterior Wall	25	MOD METAL 100		
RooF Structur	10	STEEL FRME 100		
RooF Cover	12	MODULAR MT 100		
Interior Wall	01	MINIMUM 100		
Interior Floo	03	CONC FINSH 100		
Ceiling	02	F.NOT SUS 100		
Air Condition	03	CENTRAL 100		
Heating Type	01	NONE 100		
Plumbing		0 100		
Frame	05	STEEL 100		
Story Height		10 100		
RMS		64 100		
Stories	1.	1. 100		
Class	00	. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	03	Quality Level 03		
DOR CODE	4840	MINI STORAGE		
MAP NUM		MKT AREA 01		
NEIGHBORHOOD/LOC	1010	.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	9,600	100	9,600	236,260
TOTALS	9,600		9,600	236,260

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	0803	ASPHALT C	0	0	0	0	11,634.00	SF	2.00	100	2001	2001	3	50	11,634	
2	0810	CONCRETE A	0	0	0	0	207.00	SF	6.50	100	2001	2001	3	82	1,103	
3	0400	CONC CURB	0	0	0	0	564.00	LF	15.00	100	2001	2001	3	86	7,276	
4	0430	CL FNC 6B	0	0	0	0	389.00	LF	9.70	100	2001	2001	3	58	2,189	
6	0810	CONCRETE A	0	0	13	12	156.00	SF	6.50	100	2001	2001	3	82	831	
7	0463	FENCE GATE	0	0	0	0	2.00	UT	300.00	100	2001	2001	3	58	348	
8	0467	FNC GT 25'	0	0	0	0	2.00	UT	875.00	100	2001	2001	3	58	1,015	
9	0971	ST LGHT OV	0	0	0	0	2.00	UT	1,555.00	100	2001	2001	3	58	1,804	
10	0978	SECURTY LT	0	0	0	0	6.00	UT	450.00	100	2001	2001	3	58	1,566	
11	0443	STK FNC 6'	0	0	36	0	36.00	LF	10.00	100	2003	2003	3	22	79	

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4804	06	9,600	81.3891	33.37	320,352	2001	2001		0	0	26.25	73.75

1 MINI WAREH - 0% - 0
Heated Area: 9600
HX Base Yr

NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	236,260
TOTAL MARKET OB/XF VALUE	28,229
TOTAL LAND VALUE - MARKET	108,900
TOTAL MARKET VALUE	373,389
SOH/AGL Deduction	57,833
ASSESSED VALUE	315,556
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	315,556
TOTAL JUST VALUE	373,389
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	289,659

PERMIT NUM

DESCRIPTION

AMT

ISSUED

B991744

NEW CONSTR

350,000

12/08/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1841/1059	2/19/2013	WD	U	I	18	100,000

GRANTOR:CITY OF FERNANDINA BE

GRANTEE:FIRST COAST MOVING

1841/1054 2/19/2013 MS U I 18 100,000

GRANTOR:CITY OF FERNANDINA BE

GRANTEE:FIRST COAST MOVING

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W120 S80 E120 N80\$.

LAND DESCRIPTION

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
1	004800	C	WAREHOUSE	0		I-1	0.00	0.00	43,560.00	SF		1.00	1.00	1.00	2.50	2.50	108,900							

REVIEW DATE 03/07/2019 BY KK

Total Acres: 0.00

Total Land Value: 108,900

Market: 0

Agricultural: 0

Common: 108,900

PRINTED 08/02/2023 BY SYS

[illegible]