



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

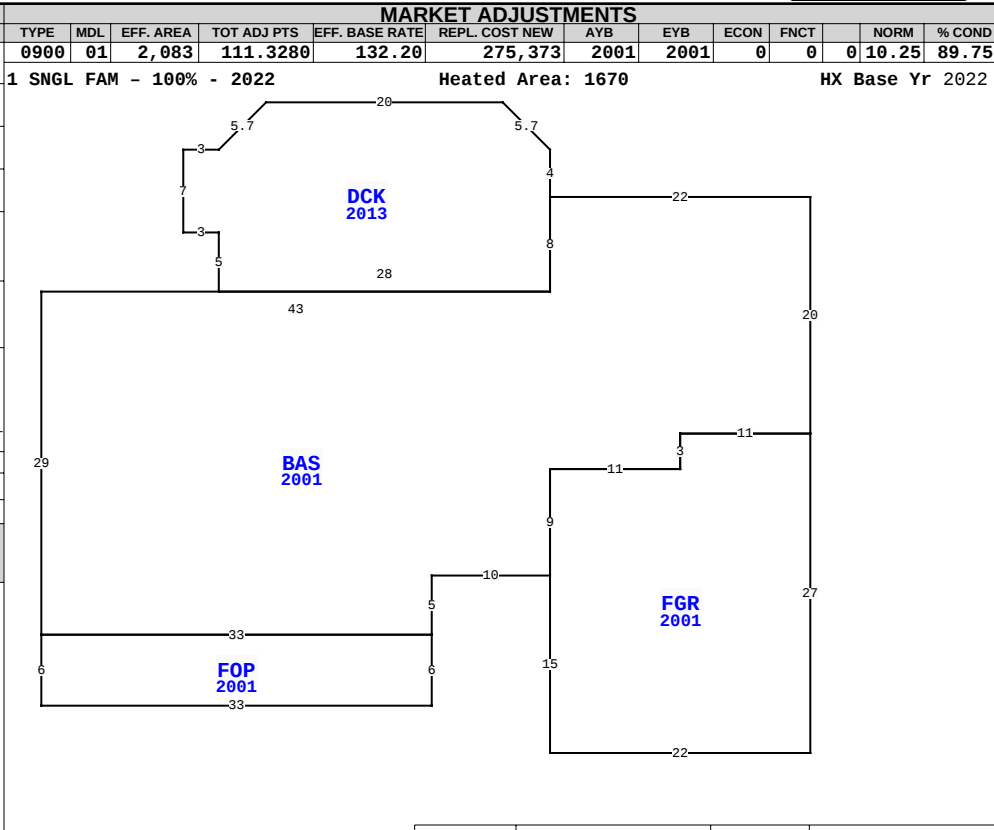
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,670	100	1,670	198,145
DCK	453	10	45	5,339
FGR	561	55	309	36,663
FOP	198	30	59	7,001

TOTALS	2,882		2,083	247,147
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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
1	0812	CONCRETE C	0 100	0	0	2,220.00	SF	4.00	4.00	100	2001

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100			0.00	0.00	1.04	AC	1.00



940710 OLD NASSAUVILLE RD, FERNANDINA BEACH

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0812	CONCRETE C	0 100	0	0	2,220.00	SF	4.00	4.00	100	2001

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0812	CONCRETE C	0 100	0	0	2,220.00	SF	4.00	4.00	100	2001

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	247,147		
TOTAL MARKET OB/XF VALUE	7,282		
TOTAL LAND VALUE - MARKET	78,000		
TOTAL MARKET VALUE	332,429		
SOH/AGL Deduction	80,686		
ASSESSED VALUE	251,743		
TOTAL EXEMPTION VALUE	HX HB VX XM		
BASE TAXABLE VALUE	196,743		
TOTAL JUST VALUE	332,429		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	244,411		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0108127	NEW CONSTR	109,000	04/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2485/1023	8/05/2021	WD	Q	I	01	338,000
GRANTOR: SAULS ROLEN E & KELLE						
GRANTEE: NELSON TAYLOR & TYL						
1229/0191	5/10/2004	WD	Q	I		162,000
GRANTOR: KNIGHT ERNEST D & WEN						
GRANTEE: SAULS ROLEN E & KEL						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2001] W22 DCK=[YR=2013] N4 U4 L4 W20 D4 L4 W3 S7 E3 S5 E28 N8\$ S8 W43 S29 FOP=[YR=2001] S6 E33 N6 W33 \$ E33 N5 E10 FGR=[YR=2001] S15 E22 N27 W11 S3 W11 S9 \$ N9 E11 N3 E11 N20 \$.											