

LOT 25 & S17.5' OF LOT 26
IN OR 2456/187
EX R/W CASE #09-CA-600

MOORE RICHARD W III/SMITH LAURIE LYNN
1337 AUTUMN TRACE
FERNANDINA BEACH, FL 32034

2024

00-00-30-0120-0025-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	06 BD/BATTEN 50
Exterior Wall	15 CONC BLOCK 50
Roof Structur	04 WOOD TRUSS 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	11 CLAY TILE 50
Interior Floo	12 HARDWOOD 50
Ceiling	02 F.NOT SUS 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Fixtures	8 100
Frame	03 MASONRY 100
Story Height	10 100
RMS	9 100
Stories	2. 100
Units	0 100
Occupancy	00 OWNER OCC 100
Quality	03 Quality Level 03
DOR CODE	1700OFFICE BUILDINGS
MAP NUM	MKT AREA 02
NEIGHBORHOOD/LOC	2004.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAL	54	15	8	1,050
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BAS	1,080	100	1,080	141,772
CAN	20	30	6	788
CAN	20	30	6	788
CAN	72	30	22	2,888
CAN	180	30	54	7,088
FUS	1,080	100	1,080	141,772
PTO	60	5	3	394
PTO	230	5	12	1,575
TOTALS	2,950		2,301	302,051

EXTRA FEATURES	
L N	OB/XF CODE
1	0812
2	0402
3	0978
4	0510
5	0855
6	0446

LAND DESCRIPTION	
L N	USE CODE
1	001700

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1701	04	2,301	105.2362	149.17	343,240	2007	2007	0	0	12.00	88.00
1 OFFICE 1&2 - 0% - 0						Heated Area: 2160		HX Base Yr			

** This building has 12 Sub-Areas

BLD DATE	10/08/2021	KK	LGL DATE	
XF DATE	10/08/2021	KK	LAND DATE	10/08/2021
INC DATE			AG DATE	

1815 S 8TH ST, FERNANDINA BEACH										INC DATE		AG DATE	
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES			
2,478.00	SF	4.00	4.00	100	2007	2007	3	88	8,723				
3.00	UT	25.00	25.00	100	2008	2008	3	92	69				
1.00	UT	450.00	450.00	100	2007	2007	3	72	324				
36.00	SF	35.00	35.00	100	2015	2015	3	78	983				
215.00	SF	7.00	7.00	100	2015	2015	3	95	1,430				
241.00	LF	20.00	20.00	100	2021	2021	3	93	4,483				

LAND DESCRIPTION	
L N	USE CODE
1	001700

NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		302,051	
TOTAL MARKET OB/XF VALUE		16,012	
TOTAL LAND VALUE - MARKET		178,112	
TOTAL MARKET VALUE		496,175	
SOH/AGL Deduction		27,255	
ASSESSED VALUE		468,920	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		468,920	
TOTAL JUST VALUE		496,175	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		500,514	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21007758	REMODEL	10,000	06/15/2021
E1528974	CHNGE SRVC	0	03/01/2015
B26074	DEMOLITION	1,900	05/01/2012
E18848	ELEC OTHER	4,000	02/01/2007
M12204	MECH OTHER	0	11/01/2006
R09911	REPAIR/RRF	3,000	11/01/2006

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2456/0187	4/27/2021	WD Q	I	I	01
GRANTOR: MCKINNIE JULIAN W & D					
GRANTEE: MOORE RICHARD W III					
1787/0995	4/05/2012	WD U	I	I	11
GRANTOR: CITIZENS STATE BANK					
GRANTEE: MCKINNIE JULIAN W &					

BUILDING NOTES	
BUILDING DIMENSIONS	
PTO=[YR=2007] W5CAN=[YR=2007] W5UST=[YR=2007] W10PTO=[YR=2007] W15S4BAS=[YR=2007] S36 CAN=[YR=2007] S6E30N6W30\$E30N36W30\$ E15N4\$S4E10N4\$S4E5N4\$S46E5N46\$ PTR=S4E15 FUS=[YR=2007] S36BAL=[YR=2007] S6E9CAN=[YR=2007] E12BAL=[YR=2007] E9N6W9 S6\$N6W12S6\$N6W9\$E30N36CAN=[YR=2007] N4W5STR=[YR=2007] W15S4E15N4\$S4E5\$ W30\$W15N4\$.	