UNIT N
FOURTEENTH STREET PROFESSIONAL PLAZA

1411 HOLDINGS LLC
1411 S 14TH ST STE M
FERNANDINA BEACH, FL 32034

2024

00-00-30-0255-000N-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Floor		1 100
Location	INTERIOR	INTERIOR 100
Balcony	FOP	FOP 100
Parking	OPEN	OPEN 100
Quality	03	Quality Level 03
DOR CODE	0417	CONDO OFFICE
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2002.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS	376		376	

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0255000		376				1985	1985	100	100	0		

1 CONDO – 0% - 0 HX Base Yr

1411 S 14TH ST N, FERNANDINA BEACH

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	34,558
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	0
TOTAL MARKET VALUE	34,558
SOH/AGL Deduction	0
ASSESSED VALUE	34,558
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	34,558
TOTAL JUST VALUE	34,558
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	34,216

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2576/1970	7/12/2022	WD	U	I	11	100
GRANTOR: 8 FLAGS INSURANCE AGE						
GRANTEE: 1411 HOLDINGS LLC						
2423/0955	10/28/2020	WD	U	I	11	100
GRANTOR: PONYX PROPERTIES LLC						
GRANTEE: 8 FLAGS INSURANCE A						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 12/27/2023 BY JW Total Acres: 0.00 Total Land Value: 0 Market: 0 Agricultural: 0 Common: 0 PRINTED 08/06/2024 BY SYS