

LOTS 12 THRU 15 &
TRACT A (RETENTION AREA)
IN OR 2047/1952

NASSAU COUNTY COUNCIL ON AGING
1901 ISLAND WALK WAY
FERNANDINA BEACH, FL 32034

2024

00-00-30-037M-0012-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 90
Interior Wall	06	CUST PANEL 10
Interior Floo	14	CARPET 80
Interior Floo	07	CORK/VTILE 20
Ceiling	01	FIN.SUSPD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		43 100
Frame	05	STEEL 100
Story Height		13 100
RMS		77 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	OWNER OCC 100

Quality	03	Quality Level 03
DOR CODE	1700	OFFICE BUILDINGS

MAP NUM		MKT AREA	01
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NEIGHBORHOOD/LOC	2004.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	22,550	100	22,550	1,645,688
BAS	3,034	100	3,034	221,420
CAN	1,797	30	539	39,336
FST	168	50	84	6,130

TOTALS	27,549		26,207	1,912,574
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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
1	0400	CONC CURB	0	0	0	0	1,563.00	LF	15.00	15.00	100
2	0803	ASPHALT C	0	0	0	0	44,677.00	SF	2.00	2.00	100
3	0812	CONCRETE C	0	0	0	0	3,377.00	SF	4.00	4.00	100
4	0648	LIGHTS-AV	0	0	0	0	2.00	UT	140.00	140.00	100
5	0966	FIRE SPRNK	0	0	0	0	25,412.00	SF	3.00	3.00	100
6	0978	SECURTY LT	0	0	0	0	17.00	UT	450.00	450.00	100
7	0978	SECURTY LT	0	0	0	0	3.00	UT	450.00	450.00	100
8	0424	CL FNC 6'	0	0	0	0	46.00	LF	20.00	20.00	100
9	0463	FENCE GATE	0	0	0	0	1.00	UT	300.00	300.00	100
10	0801	ASPHALT A	0	0	0	0	1,824.00	SF	3.00	3.00	100

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	001700	C	1STORY OFF	0	0003	C-2	0.00	0.00	152,200.00	SF	1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1701	04	26,207	93.6054	132.69	3,477,407	2001	2001	25	0	20.00	55.00
1 OFFICE 1&2 - 0% - 0											
Heated Area: 25584											
HX Base Yr											

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