

PT OF LOT 2
IN OR 582/684 & OR 1584/292
OCEAN BREEZE FARMS PB 1/11

BRADLEY WILLIAM J & PAMELA A B
2943 SOUTH 14TH STREET
FERNANDINA BEACH, FL 32034

2024

00-00-30-044A-0002-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 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

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Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	02
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NEIGHBORHOOD/LOC	2021.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,840	100	1,840	184,643
FGR	462	55	254	25,489
FOP	216	30	65	6,523
PTO	28	5	1	100

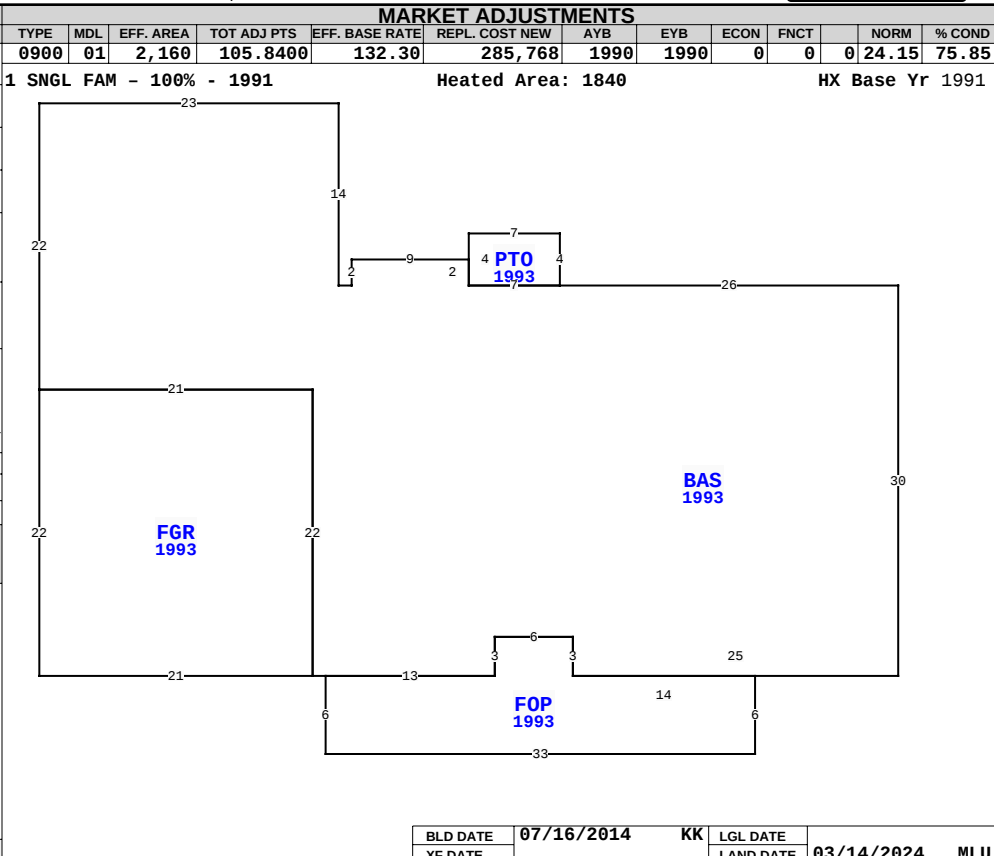
TOTALS	2,546		2,160	216,755
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EXTRA FEATURES		
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L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1990	1990	3	68	1,360	
2	0812	CONCRETE C	0	100	0	0	2,249.00	SF	4.00	4.00	100	2006	2006	3	87	7,827	
3	0810	CONCRETE A	0	100	0	0	62.00	SF	6.50	6.50	100	2006	2006	3	87	351	
4	0351	CARPORT MT	0	100	20	20	400.00	SF	10.00	10.00	100	1992	1992	3	20	800	
5	0810	CONCRETE A	0	100	20	2	40.00	SF	6.50	6.50	100	1992	1992	3	64	166	
6	1127	BRICK 8"	0	100	0	0	78.00	SF	11.00	11.00	100	1992	1992	3	88	755	
7	0754	FOP	0	100	6	9	54.00	SF	15.00	15.00	100	1992	1992	3	20	162	
8	0810	CONCRETE A	0	100	8	6	48.00	SF	6.50	6.50	100	1992	1992	3	64	200	
9	0810	CONCRETE A	0	100	13	5	65.00	SF	6.50	6.50	100	1990	1990	3	59.5	251	
10	0810	CONCRETE A	0	100	12	5	60.00	SF	6.50	6.50	100	2006	2006	3	87	339	

LAND DESCRIPTION		
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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000115	C	SFR ACRES	100	0006	RSF-2	0.00	0.00	1.00	AC		1.00	1.00	1.00	300,000.00	300,000.00	300,000							



2943 S 14TH ST, FERNANDINA BEACH

BLD DATE	07/16/2014	KK	LGL DATE	
XF DATE			LAND DATE	03/14/2024
INC DATE			AG DATE	MLU

NASSAU COUNTY PROPERTY			PAGE 1 of 2	8
VALUATION SUMMARY			STANDARD	
VALUATION BY				
Tax Group: 8	Tax Dist:			
BUILDING MARKET VALUE				230,061
TOTAL MARKET OB/XF VALUE				35,992
TOTAL LAND VALUE - MARKET				300,000
TOTAL MARKET VALUE				566,053
SOH/AGL Deduction				358,686
ASSESSED VALUE				207,367
TOTAL EXEMPTION VALUE	HX HB			50,000
BASE TAXABLE VALUE				157,367
TOTAL JUST VALUE				566,053
NCON VALUE				0
INCOME VALUE				
PREVIOUS YEAR MKT VALUE				508,404

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B19549	SWIM POOL	40,682	03/01/2007
6066	NEW CONSTR	61,476	10/18/1989

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1584/0292	9/08/2008	QC	U	I	01	100
GRANTOR: BOLDEN RUBEN L & SHIR						
GRANTEE: BOLDEN PAMELA ANN						
0582/0684	10/26/1989	WD	U	V	01	100
GRANTOR: BOLDEN PAMELA ANN						
GRANTEE: BRADLEY & BOLDEN						

BUILDING NOTES		

BUILDING DIMENSIONS		
BAS=[YR=1993] W26 PTO=[YR=1993] N4 W7 S4 E7 \$ W7 N2 W9 S2 W1 N14 W23 S22 FGR=[YR=1993] S22 E21 N22 W21 \$ E21 S22 E1 FOP=[YR=1993] S6 E33 N6 W14 N3 W6 S3 W13 \$ E13 N3 E6 S3 E25 N30 \$.		

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