

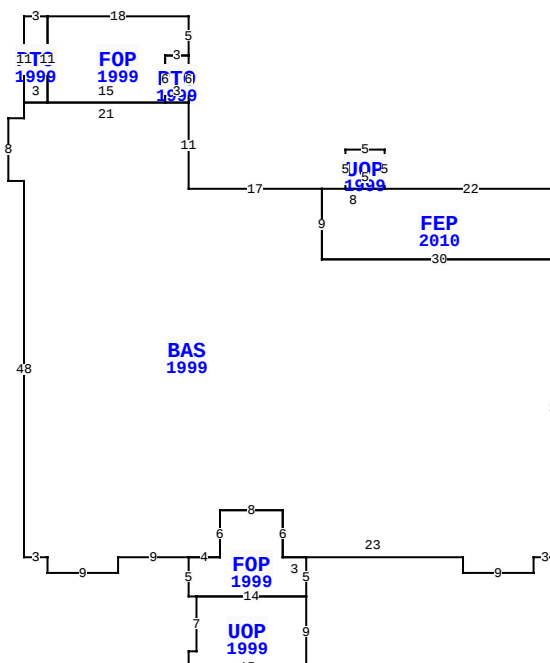
CRAUN WILLIAM H & DIANA A
2948 S 14TH STREET
FERNANDINA BEACH, FL 32034

00-00-30-044A-0012-0000

[illegible]

CRAUN WILLIAM H & DIANA A
2948 S 14TH STREET
FERNANDINA BEACH, FL 32034

00-00-30-044A-0012-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY											
Exterior Wall		20	FACE BRICK 100		0900	01	3,502	113.8500	142.31	498,370	1999	1999		0		0	18.00	82.00	VALUATION BY					STANDARD					
Roof Structur		03	GABLE/HIP 100		3 SNGL FAM - 100% - 2023															Heated Area: 3161					HX Base Yr				
Roof Cover		03	COMP SHNGL 100																	BUILDING MARKET VALUE					432,999				
Interior Wall		05	DRYWALL 100																	TOTAL MARKET OB/XF VALUE					62,416				
Interior Floo		12	HARDWOOD 60																	TOTAL LAND VALUE - MARKET					581,700				
Interior Floo		14	CARPET 40																	TOTAL MARKET VALUE					1,077,115				
Air Condition		03	CENTRAL 100																	SOH/AGL Deduction					84,008				
Heating Type		04	AIR DUCTED 100		ASSESSED VALUE					993,107																			
Bedrooms			4 100		TOTAL EXEMPTION VALUE					13					993,107														
Bathrooms			3 100		BASE TAXABLE VALUE										0														
Frame		02	WOOD FRAME 100		TOTAL JUST VALUE										1,077,115														
Stories		1.	1. 100		NCON VALUE										5,200														
Units		0	100		INCOME VALUE																								
Occupancy		00	NONE 100		PREVIOUS YEAR MKT VALUE										959,133														

CRAUN WILLIAM H & DIANA A
2948 S 14TH STREET
FERNANDINA BEACH, FL 32034

2024

[illegible]