

PT OF LOT 45
IN OR 2103/1353
ESMT OR 1544/1483

CHRISTWALK CHURCH OF GOD INC/CRISP DAVID TRUSTEE
2920 BAILEY RD
FERNANDINA BEACH, FL 32034

2024

00-00-30-044B-0045-0020



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 2		2	
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	19	COMMON BRK 90		7101	04	7,106	112.0185	175.31	1,245,753	1977	1995	0	0	0	22.53	77.47	VALUATION BY										STANDARD						
Exterior Wall	05	AVERAGE 10		1 CHURCH - 0% - 0										Heated Area: 6364										HX Base Yr									
Roof Structur	04	WOOD TRUSS 100												VALUATION BY										STANDARD									
Roof Cover	12	MODULAR MT 100												Tax Group: 2										Tax Dist:									
Interior Wall	05	DRYWALL 100												BUILDING MARKET VALUE										1,109,822									
Interior Floo	14	CARPET 70												TOTAL MARKET OB/XF VALUE										8,901									
Interior Floo	11	CLAY TILE 30												TOTAL LAND VALUE - MARKET										200,000									
Ceiling	02	F.NOT SUS 100												TOTAL MARKET VALUE										1,318,723									
Air Condition	03	CENTRAL 100												SOH/AGL Deduction										252,693									
Heating Type	04	AIR DUCTED 100												ASSESSED VALUE										1,066,030									
Fixtures	20	100												TOTAL EXEMPTION VALUE										02 1,066,030									
Frame	01	TYP WD 100												BASE TAXABLE VALUE										0									
Story Height	9	100		TOTAL JUST VALUE										1,318,723																			
RMS	10	100		NCON VALUE										0																			
Stories	0	0 100		INCOME VALUE																													
Units	0	0 100		PREVIOUS YEAR MKT VALUE										1,325,627																			
BUD8 Adjustme	05	DIST 1A 100																															
Occupancy	00	NONE 100																															
Quality	04	Quality Level 04																															
DOR CODE	7100		CHURCHES																														
MAP NUM		MKT AREA		01																													
NEIGHBORHOOD/LOC	2021.00																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																													
BAS	4,000	100	4,000	543,251																													
BAS	2,000	100	2,000	271,625																													
BAS	240	100	240	32,595																													
CAN	484	30	145	19,693																													
CAN	60	30	18	2,445																													
CAN	1,877	30	563	76,463																													
PTO	52	5	3	407																													
PTO	100	5	5	679																													
PTO	155	5	8	1,086																													
SFB	155	80	124	16,840																													
TOTALS	9,123		7,106	965,085																													
EXTRA FEATURES				2920 BAILEY RD, FERNANDINA BEACH																													
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	0810	CONCRETE A	0	0	0	0	360.00	SF	6.50	6.50	100	1980	1980	3	32.5	761																	
2	0810	CONCRETE A	0	0	0	0	237.00	SF	6.50	6.50	100	1984	1984	3	44	678																	
3	0810	CONCRETE A	0	0	14	5	70.00	SF	6.50	6.50	100	2009	2009	3	90	410																	
4	0810	CONCRETE A	0	0	0	0	536.00	SF	6.50	6.50	100	1984	1984	3	44	1,533																	
5	0940	SHEDS/PORT	0	0	17	13	221.00	SF	30.00	30.00	100	1984	1984	3	20	1,326																	
6	0940	SHEDS/PORT	0	0	16	10	160.00	SF	19.50	19.50	100	2000	2000	3	20	624																	
7	0940	SHEDS/PORT	0	0	20	10	200.00	SF	19.50	19.50	100	2005	2005	3	24	936																	
8	0810	CONCRETE A	0	0	20	4	80.00	SF	6.50	6.50	100	2016	2016	3	96	499																	
9	0810	CONCRETE A	0	0	0	0	138.00	SF	6.50	6.50	100	2016	2016	3	96	861																	
10	0810	CONCRETE A	0	0	17	12	204.00	SF	6.50	6.50	100	2016	2016	3	96	1,273																	
LAND DESCRIPTION				TOTAL OB/XF										8,901																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPFH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV									
1	007100	C	CHURCH	0		R-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	100,000.00	100,000.00	200,000																

CHRISTWALK CHURCH OF GOD INC/CRISP DAVID TRUSTEE
2920 BAILEY RD
FERNANDINA BEACH, FL 32034

00-00-30-044B-0045-0020

[illegible]