

PT OF LOTS 24 & 25
IN OR 2432/1313
THE RESIDENCE PB 5/149-152

CATES NATHANIEL H & ELEANOR W
8253 RESIDENCE COURT
FERNANDINA BEACH, FL 32034

2024

00-00-30-0546-0024-0000



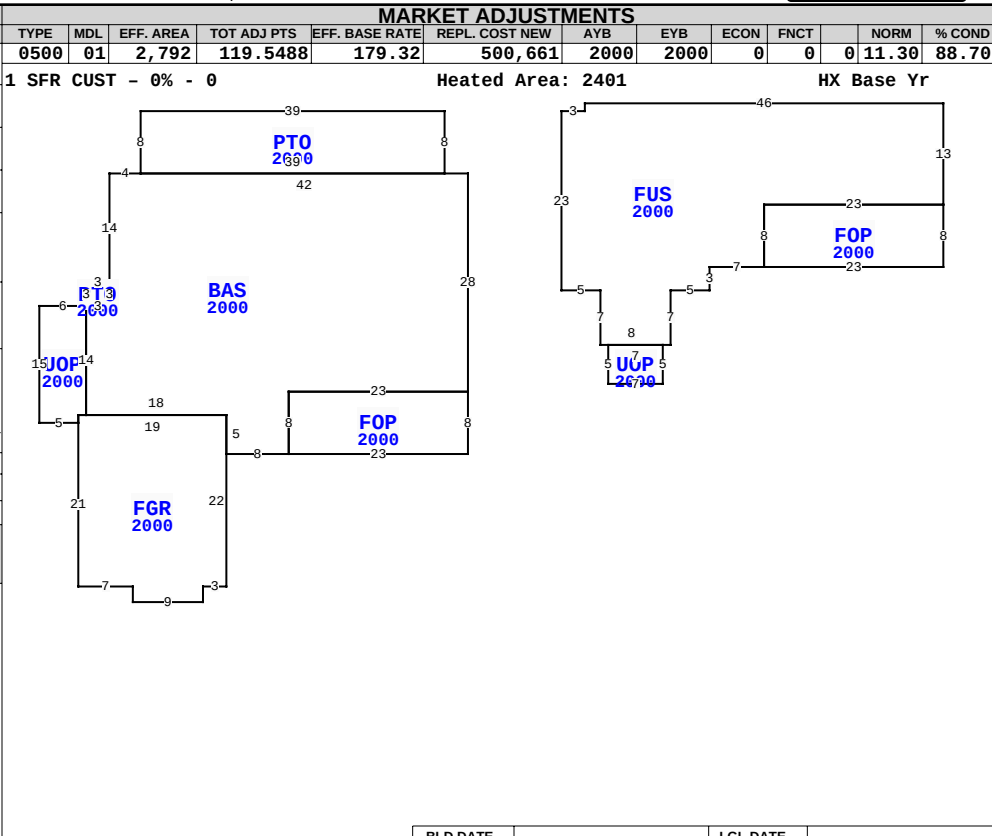
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 60
Exterior Wall	10	ABOVE AVG 40
Roof Structure	08	IRREGULAR 100
Roof Cover	07	CONC TILE 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2.5	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10003.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,439	100	1,439	228,882
FGR	436	55	240	38,174
FOP	184	30	55	8,748
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FUS	962	100	962	153,013
PTO	9	5	0	0
PTO	312	5	16	2,545
UOP	35	20	7	1,113
UOP	89	20	18	2,863
TOTALS	3,650		2,792	444,086

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EXTRA FEATURES						
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W
1	0504	FP-ELECTRI	0	0	0	0
2	0812	CONCRETE C	0	0	0	0
3	0810	CONCRETE A	0	0	0	0
4	1126	CB/STC 8"	0	0	0	0
5	0858	SCULP CONC	0	0	0	0
6	0097	AWNING CN	0	0	0	0

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	SFR	0	



8253 RESIDENCE CT, FERNANDINA BEACH					BLD DATE						LGL DATE		04/10/2024	MLU
					XF DATE						LAND DATE			
					INC DATE						AG DATE			
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES				
1.00	UT	2,000.00	2,000.00	100	2000	2000	3	84	1,680					
1,016.00	SF	4.00	4.00	100	2000	2000	3	79	3,211					
136.00	SF	6.50	6.50	100	2000	2000	3	79	698					
330.00	SF	8.00	8.00	100	2000	2000	3	79	2,086					
131.00	SF	13.00	13.00	100	2000	2000	3	94	1,601					
7.00	SF	65.00	65.00	100	2000	2000	3	40	182					

NASSAU COUNTY PROPERTY														
VALUATION SUMMARY										PAGE 1 of 1				
VALUATION BY										STANDARD				
Tax Group: 5										Tax Dist:				
BUILDING MARKET VALUE										444,086				
TOTAL MARKET OB/XF VALUE										9,458				
TOTAL LAND VALUE - MARKET										360,000				
TOTAL MARKET VALUE										813,544				
SOH/AGL Deduction										14,518				
ASSESSED VALUE										799,026				
TOTAL EXEMPTION VALUE										0				
BASE TAXABLE VALUE										799,026				
TOTAL JUST VALUE										813,544				
NCON VALUE										0				
INCOME VALUE														
PREVIOUS YEAR MKT VALUE										771,328				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9906322	NEW CONSTR	111,356	08/01/1999

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2432/1313	2/10/2021	WD	Q	I	01	762,000	
GRANTOR: CRAWFORD THOMAS J & J							
GRANTEE: CATES NATHANIEL H &							
0929/1071	4/24/2000	WD	Q	I		383,200	
GRANTOR: SUMMER BEACH DEVELOPM							
GRANTEE: CRAWFORD THOMAS J &							

BUILDING NOTES														
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BUILDING DIMENSIONS

PTO=[YR=2000] W39 S8 BAS=[YR=2000] W4 S14 PTO=[YR=2000] W3 S3

UOP=[YR=2000] W6 S15 E5 FGR=[YR=2000] S21 E7 S2 E9 N2 E3 N22

W19 S1\$ N1 E1 N14\$ E3 N3\$ S3 W3 S14 E18 S5 E8 FOP=[YR=2000]

E23 N8 W23 S8\$ N8 E23 N28 W42\$ E39 N8\$ PTR=E15 FUS=[YR=2000]

E3 N1 E46 S13 FOP=[YR=2000] S8 W23 N8 E23\$ W23 S8 W7 S3 W5 S7

W1 UOP=[YR=2000] S5 W7 N5 E7\$ W8 N7 W5 N23\$ W15 \$.