

LOTS 14 15 16 17 & 18
IN OR 2621/476
SUB OF SEC 30 R/P OF LOT 11

SMITH RENEE E
105 PINTAIL COURT
FERNANDINA BEACH, FL 32034

2024

00-00-30-0680-0014-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	25 MOD METAL 100
Roof Structur	10 STEEL FRME 100
Roof Cover	12 MODULAR MT 100
Interior Wall	01 MINIMUM 70
Interior Wall	05 DRYWALL 30
Interior Floo	03 CONC FINSH 100
Ceiling	03 PART.FIN. 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Fixtures	12 100
Frame	05 STEEL 100
Story Height	18 100
RMS	12 100
Stories	1. 1. 100
Units	0 100
Occupancy	00 NONE 100

Quality	03 Quality Level 03
DOR CODE	1600COMMUNITY SHOPPING
MAP NUM	MKT AREA 02
NEIGHBORHOOD/LOC	2004.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	6,000	100	6,000	432,986
CAN	750	30	225	16,237

TOTALS	6,750	6,225	449,223
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0812	CONCRETE C	0	0	0	0	9,940.00	SF	4.00
2	0810	CONCRETE A	0	0	66	3	198.00	SF	6.50
3	0810	CONCRETE A	0	0	27	2	54.00	SF	6.50
4	0400	CONC CURB	0	0	0	0	369.00	LF	15.00
5	0424	CL FNC 6'	0	0	0	0	310.00	LF	20.00
6	0422	CL FNC 4'	0	0	0	0	48.00	LF	15.00
7	0646	LWN SPRK H	0	0	0	0	35.00	UT	2.00
8	6001	ROLLUP DR	0	0	0	0	7.00	UT	400.00
9	0976	DECORATIVE	0	0	0	0	7.00	UT	125.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	001610	C	SH CTR NHD	0	0003	CI	250.00	100.00	31,277.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1602	04	6,225	91.8817	97.85	609,116	2002	2002	0	0	26.25	73.75	
1 NBHD SHOP - 0% - 0												
Heated Area: 6000												
HX Base Yr												
BAS 2002 CAN 21502												
1667 S 8TH ST, FERNANDINA BEACH												
BLD DATE07/23/2018KK XF DATE07/23/2018KK INC DATE LGL DATE LAND DATE AG DATE												
05/25/2023 DC												

NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY	DIRECT_CAP		
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE		349,271	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		0	
TOTAL MARKET VALUE		436,589	
SOH/AGL Deduction		0	
ASSESSED VALUE		436,589	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		436,589	
TOTAL JUST VALUE		436,589	
NCON VALUE		0	
INCOME VALUE		436,589	
PREVIOUS YEAR MKT VALUE		436,589	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
0209413	FOUNDATION	21,360	03/03/2002
09476B02	NEW CONSTR	186,000	03/03/2002
09477B02	NEW CONSTR	3,600	03/03/2002
09414E02	TEMP POLE	2,000	03/01/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2621/0476	12/31/2022	QC	U	I	11	100
GRANTOR: RABITAILLE PATRICIA A						
GRANTEE: SMITH RENEE E						
0970/0206	2/08/2001	WD	Q	V		200,000
GRANTOR: BENSON & BENSON INC						
GRANTEE: SMITH RENEE E & PAT						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2002] W150 S40 CAN=[YR=2002] S5 E150 N5 W150\$ E150 N40\$.									