

BLOCK 6 LOT 9D  
IN OR 885/1976  
AMELIA PARK PHASE 1 UNIT 1

SMITH CECIL N  
1874 CARNATION ST  
FERNANDINA BEACH, FL 32034

**2024**

00-00-31-102P-0006-09D0

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	08	SHT VINYL 20	
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	
Quality	06	Quality Level 06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC		1031.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	814	100	814
FDG	420	60	252
FOP	24	30	7
FUS	814	100	814
TOTALS	2,072		1,887
			353,788

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
1	TOWNHOUSE	- 100%	- 2001																				
Heated Area: 1628						HX Base Yr 2001																	
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>03/21/2024</td> <td></td> <td>MLU</td> </tr> </tbody> </table>												BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				03/21/2024		MLU
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		353,788	
TOTAL MARKET OB/XF VALUE		3,340	
TOTAL LAND VALUE - MARKET		88,000	
TOTAL MARKET VALUE		445,128	
SOH/AGL Deduction		253,755	
ASSESSED VALUE		191,373	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		141,373	
TOTAL JUST VALUE		445,128	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		425,228	
PERMIT NUM	DESCRIPTION	AMT	ISSUED
990962	NEW CONSTR	101,165	08/02/1999
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
0885/1976	6/07/1999	WD Q	V 30,000
GRANTOR: BRYLEN HOMES LTD			
GRANTEE: SMITH CECIL N			
0880/1053	4/28/1999	WD U	V 19 19,500
GRANTOR: AMELIA PARK DEVELOPME			
GRANTEE: BRYLEN HOMES LTD			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2000] W22 S37 E8 FOP=[YR=2000] S4 E6 N4 W6 \$ E14 N37 \$ PTR= E15 FUS=[YR=2000] E22 S37 W22 N37 \$ W15 \$ PTR= N10 FDG=[YR=2000] N21 W20 S21 E20 \$ S10 \$ .			

EXTRA FEATURES																
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	0 100	35	3	105.00	SF	6.50	6.50	100	2000	2000	3	79	539	
2	0810	CONCRETE A	0 100	6	3	18.00	SF	6.50	6.50	100	2000	2000	3	79	92	
3	0810	CONCRETE A	0 100	21	2	42.00	SF	6.50	6.50	100	2000	2000	3	79	216	
4	0810	CONCRETE A	0 100	21	16	336.00	SF	6.50	6.50	100	2000	2000	3	79	1,725	
5	0470	VNYL GATE	0 100	0	0	1.00	UT	300.00	300.00	100	2000	2000	3	52	156	
6	0476	VF 6 SBPL	0 100	0	0	32.00	LF	16.00	16.00	100	2000	2000	3	52	266	
7	1076	TRELLIS A	0 100	12	12	144.00	SF	7.50	7.50	100	2003	2003	3	32	346	
TOTAL OB/XF 3,340																

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100		R-2	0.00	0.00	22.00	FF		1.00	1.00	1.00	4,000.00	4,000.00	88,000							