

LOT 6
IN OR 1411/393
CARLA'S SUB PB 5/48

NOBLE NORA JANE
933 S 19TH ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-1175-0006-0000



BUILDING CHARACTERISTICS				
ELEMENT		CD	CONSTRUCTION	
Exterior Wall		05	AVERAGE 70	
Exterior Wall		12	CEDAR 30	
Roof Structur		03	GABLE/HIP 100	
Roof Cover		03	COMP SHNGL 100	
Interior Wall		05	DRYWALL 100	
Interior Floo		12	HARDWOOD 80	
Interior Floo		11	CLAY TILE 20	
Air Condition		03	CENTRAL 100	
Heating Type		04	AIR DUCTED 100	
Bedrooms		3	100	
Bathrooms		2	100	
Frame		02	WOOD FRAME 100	
Stories		1.	1. 100	
Units		0	100	
BUD8 Adjustme		02	DIST FB 100	
Occupancy		00	NONE 100	
Quality		03	Quality Level 03	
DOR CODE		0100	SINGLE FAMILY	
MAP NUM			MKT AREA	01
NEIGHBORHOOD/LOC		1026.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,128	100	1,128	114,666
FGR	288	55	158	16,061
FOP	20	30	6	610
TOTALS	1,436		1,292	131,338

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,292	124.1760	117.97	152,417	1987	1995	0	0	0 13.83	86.17
1 SINGLE FAM - 100% - 1995 Heated Area: 1128 HX Base Yr 1995											
933 S 19TH ST, FERNANDINA BEACH											
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 03/19/2024 MLU											

NASSAU COUNTY PROPERTY				PAGE 1 of 1		2
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 2				Tax Dist:		
BUILDING MARKET VALUE				131,338		
TOTAL MARKET OB/XF VALUE				2,882		
TOTAL LAND VALUE - MARKET				125,000		
TOTAL MARKET VALUE				259,220		
SOH/AGL Deduction				166,025		
ASSESSED VALUE				93,195		
TOTAL EXEMPTION VALUE				HX HB	50,000	
BASE TAXABLE VALUE				43,195		
TOTAL JUST VALUE				259,220		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				228,536		

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
1	0810	CONCRETE A	0 100	9 12	108.00	SF	6.50	6.50	100	1987	1987
2	0810	CONCRETE A	0 100	0 0	591.00	SF	6.50	6.50	100	1987	1987
3	0351	CARPORT MT	0 100	19 18	342.00	SF	6.90	6.90	100	2004	2004
TOTAL OB/XF 2,882											

LAND DESCRIPTION										TOTAL OB/XF										2,882									
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	0006	R-1	70.00	121.00	1.00	UT		1.00	1.00	1.00	125,000.00	125,000.00	125,000												