

LOT 10
IN OR 840/1891
COOPER TERRACE PB 3/15

MIRANDA LORI SMITH & JOSE JR
109 S 16TH ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-1220-0010-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	16 WD FR STUC 80
Exterior Wall	17 CB STUCCO 20
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	12 HARDWOOD 70
Interior Floo	15 HARDTILE 30
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	1008.00
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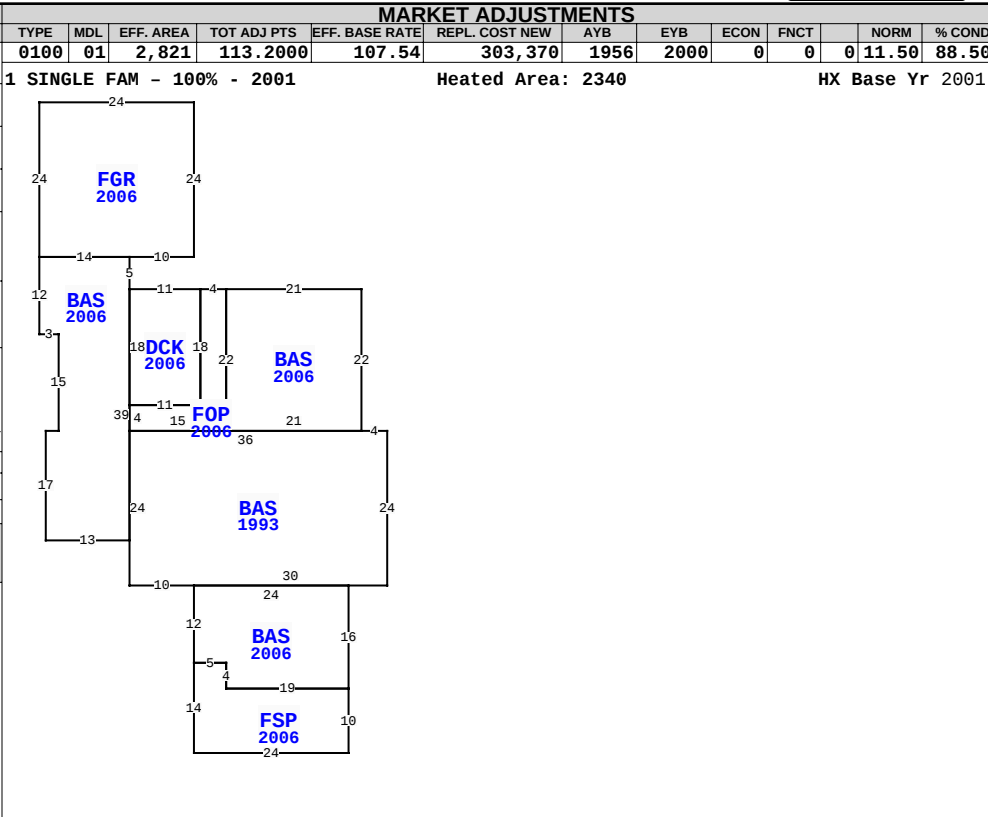
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100	960	91,366
BAS	364	100	364	34,643
BAS	462	100	462	43,969
BAS	554	100	554	52,726
DCK	198	10	20	1,904
FGR	576	55	317	30,170
FOP	132	30	40	3,807
FSP	260	40	104	9,898

TOTALS	3,506		2,821	268,482
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
2	0810	CONCRETE A	0 100	0	0	2,500.00	SF	6.50	6.50
3	0810	CONCRETE A	0 100	27	5	135.00	SF	6.50	6.50
4	0478	VF 6 SLAT	0 100	0	0	259.00	LF	15.00	15.00
5	0470	VNYL GATE	0 100	0	0	3.00	UT	300.00	300.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100	0006	R-1	75.00	153.00	75.00

REVIEW DATE	05/12/2019	BY	KBA
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109 S 16TH ST, FERNANDINA BEACH

109 S 16TH ST, FERNANDINA BEACH				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	3,500.00	3,500.00	100	2000	2000	3	84	2,940	
2,500.00	SF	6.50	6.50	100	2006	2006	3	87	14,138	
135.00	SF	6.50	6.50	100	2006	2006	3	87	763	
259.00	LF	15.00	15.00	100	2006	2006	3	69	2,681	
3.00	UT	300.00	300.00	100	2006	2006	3	69	621	

TOTAL OB/XF										21,143		
LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	L VA	
06	R-1	75.00	153.00	75.00	FF	1	1.16	1.00	1.16	2,800.00	3,248.00	

Market: 0	Agricultural: 0	Common: 243,600
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NASSAU COUNTY PROPERTY									
PAGE 1 of 1 2									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 2					Tax Dist:				
BUILDING MARKET VALUE					268,482				
TOTAL MARKET OB/XF VALUE					21,143				
TOTAL LAND VALUE - MARKET					243,600				
TOTAL MARKET VALUE					533,225				
SOH/AGL Deduction					318,839				
ASSESSED VALUE					214,386				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					164,386				
TOTAL JUST VALUE					533,225				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					486,784				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20111002	H/AC	9,744	06/20/2011
20110932	REPAIR/RRF	5,100	06/08/2011
20070335	H/AC	3,300	02/22/2007
20070150	GAS	1,000	01/30/2007
20052317	H/AC	1,000	07/28/2005
20052170	ELEC OTHER	3,000	07/07/2005

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0840/1891	7/14/1998	WD	U	I		61,500	
GRANTOR: JONES ALLAN W & Nanci							
GRANTEE: MIRANDA LORI SMITH							
0322/0182	9/01/1980	WD	Q	I		24,500	
GRANTOR:							
GRANTEE:							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W4 BAS=[YR=2006] N22 W21 FOP=[YR=2006] W4 DCK=[YR=2006] W11 BAS=[YR=2006] N5 FGR=[YR=2006] E10 N24 W24 S24 E14 \$ W14 S12 E3 S15 W2 S17 E13 N39 \$ S18 E11 N18 \$ S18 W11 S4 E15 N22 \$ S22 E21 \$ W36 S24 E10 BAS=[YR=2006] S12 FSP=[YR=2006] S14 E24 N10 W19 N4 W5 \$ E5 S4 E19 N16 W24 \$ E30 N24 \$.									