LOT 28
IN OR 1345/1497
FOREST HILLS #1 PB 2/76

SIMMONS SHERRI O &/AUCK DARREN D
508 STANLEY DR
FERNANDINA BEACH, FL 32034

2024

00-00-31-128A-0028-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

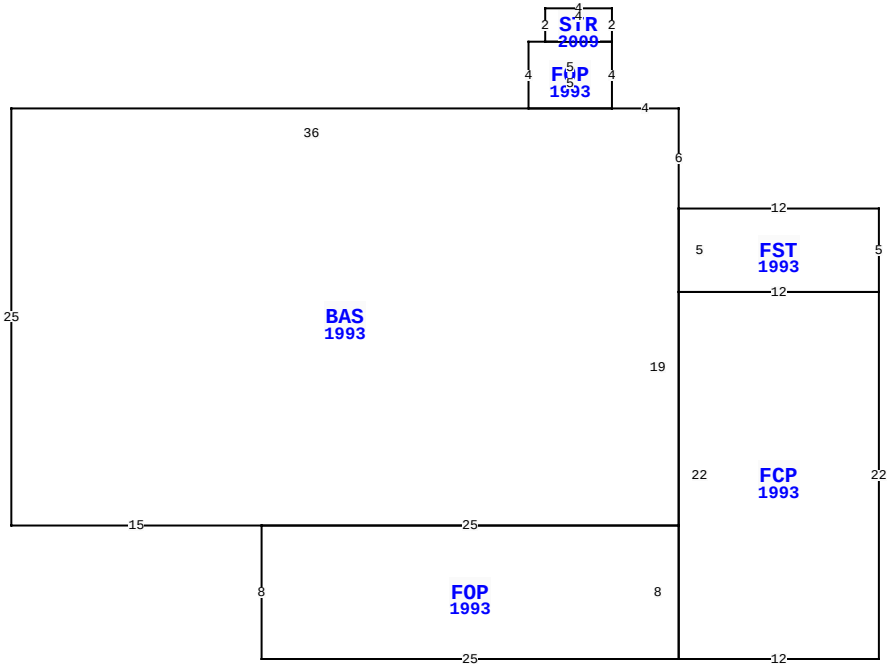
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 70
Roof Cover	04	BUILT-UP 30
Interior Wall	03	PLASTER 100
Interior Floo	12	HARDWOOD 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	03	MASONRY 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	1007.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,000	100	1,000	83,769
FCP	264	25	66	5,529
FOP	20	30	6	503
FOP	200	30	60	5,026
FST	60	55	33	2,764
STR	8	10	1	84
TOTALS	1,552		1,166	97,675

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,166	138.8600	131.92	153,819	1953	1970	0	0	0	36.50	63.50

1 SINGLE FAM – 0% - 0 Heated Area: 1000 HX Base Yr



508 STANLEY DR, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	97,675
TOTAL MARKET OB/XF VALUE	1,250
TOTAL LAND VALUE - MARKET	275,000
TOTAL MARKET VALUE	373,925
SOH/AGL Deduction	131,524
ASSESSED VALUE	242,401
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	242,401
TOTAL JUST VALUE	373,925
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	319,769

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8120	REPAIR/RRF	1,200	02/02/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1345/1497	8/29/2005	WD	U	I	01	100
GRANTOR: AUCK DONNA M						
GRANTEE: SIMMONS SHERRI O ET						
0455/0244	5/01/1985	WD	Q	I		47,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

FST=[YR=1993] W12 BAS=[YR=1993] N6 W4 FOP=[YR=1993] N4STR=[YR=2009] N2W4S2E4$ W5 S4 E5 $ W36 S25 E15 FOP=[YR=1993] S8 E25 FCP=[YR=1993] E12N22 W12 S22 $ N8 W25 $ E25 N19$ S5 E12 N5 $.

EXTRA FEATURES

LN	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	0	0	0	408.00	SF	6.50	6.50	100	1955	1955	3	20	530	
2	0940	SHEDS/PORT	0	0	10	12	120.00	SF	30.00	30.00	100	1999	1999	3	20	720	

LAND DESCRIPTION

TOTAL OB/XF 1,250

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	0	0006	R-1	100.00	194.00	1.00	LT		1.00	1.00	1.00	275,000.00	275,000.00	275,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 275,000 Market: 0 Agricultural: 0 Common: 275,000 PRINTED 08/06/2024 BY SYS