

LOTS 97 & 98
IN OR 2223/1207
FOREST HILLS 2 PB 2/77

WILKINSON JULIE L & DANIEL S
1012 N 15TH ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-128B-0097-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories		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	1,670	100	1,670	134,197
FOP	27	30	8	643
STP	12	10	1	80
UGR	575	45	259	20,812
TOTALS	2,284		1,938	155,733

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	100	0	0	1,236.00	SF	6.50
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
3	0810	CONCRETE A	0	100	7	45	315.00	SF	6.50
4	0940	SHEDS/PORT	0	100	12	8	96.00	SF	30.00
5	0462	ST/AL FNC	0	100	0	0	884.00	SF	10.00

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	170.00	118.00	1.00

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0100011,938123.4800117.31227,347196119800031.5068.50

1 SINGLE FAM - 100% - 2020Heated Area: 1670HX Base Yr 2020

2325252392172357141527

UGR 1993BAS 1993

FOP 2014STP 2014

BLD DATE07/24/2014KKLGL DATE

XF DATELAND DATE

INC DATEAG DATE

1012 N 15TH ST, FERNANDINA BEACH

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		155,733	
TOTAL MARKET OB/XF VALUE		11,458	
TOTAL LAND VALUE - MARKET		225,000	
TOTAL MARKET VALUE		392,191	
SOH/AGL Deduction		155,907	
ASSESSED VALUE		236,284	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		186,284	
TOTAL JUST VALUE		392,191	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		386,031	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20060255	DEMOLITION	0	01/27/2006
20052160	REPAIR/RRF	7,000	07/07/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2223/1207	9/13/2018	WD	Q	I	01	260,000
GRANTOR: LIGHTSEY VIVIAN J ABE						
GRANTEE: WILKINSON JULIE L &						
1829/1749	12/14/2012	QC	U	I	11	100
GRANTOR: EDGY REBECCA M ETAL						
GRANTEE: LIGHTSEY VIVIAN J A						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W61 UGR=[YR=1993] W23 S25 E23 N25\$ S25 E9 S2 E17 FOP=[YR=2014] S2 STP=[YR=2014] S2 E6 N2 W6\$ E6 N5 W5 S3 W1\$ E1 N3 E5 S7 E14 N4 E15 N27\$.									