BLOCK 2 LOT 3
HIGHLAND HEIGHTS #1 PB 3/43

PARKIN STEVE S/NORMAN MEGHAN A
801 AMELIA DR
FERNANDINA BEACH, FL 32034

2024

00-00-31-1380-0002-0030

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	03	PLASTER 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 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

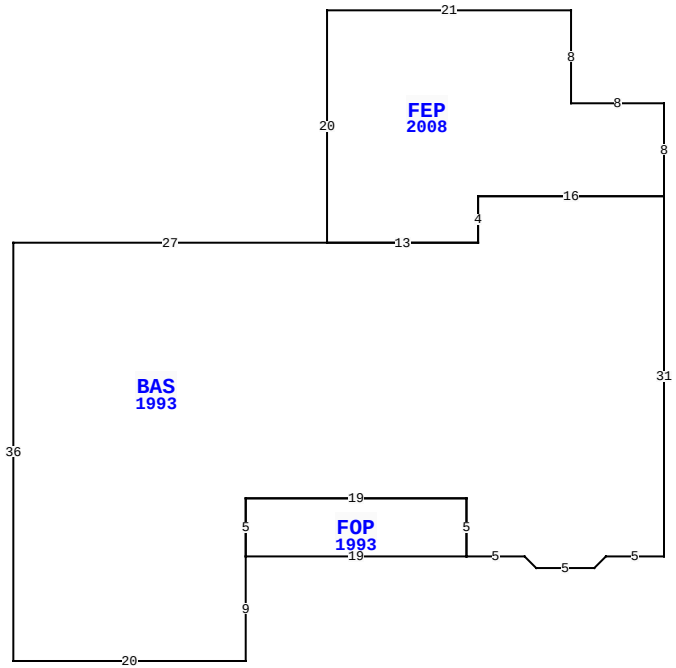
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1007.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,667	100	1,667	124,323
FEP	452	80	362	26,997
FOP	95	30	28	2,088
TOTALS	2,214		2,057	153,408

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,057	103.2920	98.13	201,853	1958	1975	0	0	0	24.00	76.00

1 SINGLE FAM – 100% - 2020 Heated Area: 1667 HX Base Yr 2020



801 AMELIA DR, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		153,408
TOTAL MARKET OB/XF VALUE		21,916
TOTAL LAND VALUE - MARKET		225,000
TOTAL MARKET VALUE		400,324
SOH/AGL Deduction		159,540
ASSESSED VALUE		240,784
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		190,784
TOTAL JUST VALUE		400,324
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		394,491

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20120858	9 WINDOW REPLACEM	5,814	05/14/2012
20052361	NEW METAL ROOF	4,000	08/03/2005
20022099	RE-ROOF	1,000	12/09/2002
972453	REPAIR/RRF	1,000	01/06/1998
6929	ADDITION	2,000	03/03/1992
6188	GARAGE	7,150	09/28/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2270/0347	4/24/2019	WD	Q	I	01	289,000
GRANTOR: DELONG MARK D						
GRANTEE: PARKIN STEVE S & ME						
2241/0908	11/20/2018	QC	U	I	11	100
GRANTOR: DELONG ERIN M						
GRANTEE: DELONG MARK D						

BUILDING NOTES

BUILDING DIMENSIONS

FEP=[YR=2008] W8 N8 W21 S20 BAS=[YR=1993] W27 S36 E20 N9
FOP=[YR=1993] E19 N5 W19 S5 $ N5 E19 S5 E5 D1 R1 E5 U1 R1
E5 N31 W16 S4 W13 $ E13 N4 E16N8 $.

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	0511	GARAGE CB-	0	100	22	22	484.00	SF	40.00	40.00	100	1990	1990	3	59.5	11,519	
2	0810	CONCRETE A	0	100	0	0	605.00	SF	6.50	6.50	100	1958	1958	3	20	787	
3	0810	CONCRETE A	0	100	0	0	2,348.00	SF	6.50	6.50	100	1990	1990	3	59.5	9,081	
4	0810	CONCRETE A	0	100	3	21	63.00	SF	6.50	6.50	100	1990	1990	3	59.5	244	
5	0810	CONCRETE A	0	100	4	15	60.00	SF	6.50	6.50	100	1997	1997	3	73	285	

LAND DESCRIPTION

TOTAL OB/XF 21,916

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	100	0006	R-1	85.00	110.00	1.00	LT		1.00	1.00	1.00	225,000.00	225,000.00	225,000							

REVIEW DATE 02/27/2024 BY TWA Total Acres: 0.00 Total Land Value: 225,000 Market: 0 Agricultural: 0 Common: 225,000 PRINTED 08/06/2024 BY SYS