



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 90
Exterior Wall	26	AL SIDING 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floor	12	HARDWOOD 80
Interior Floor	07	CORK/VTILE 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
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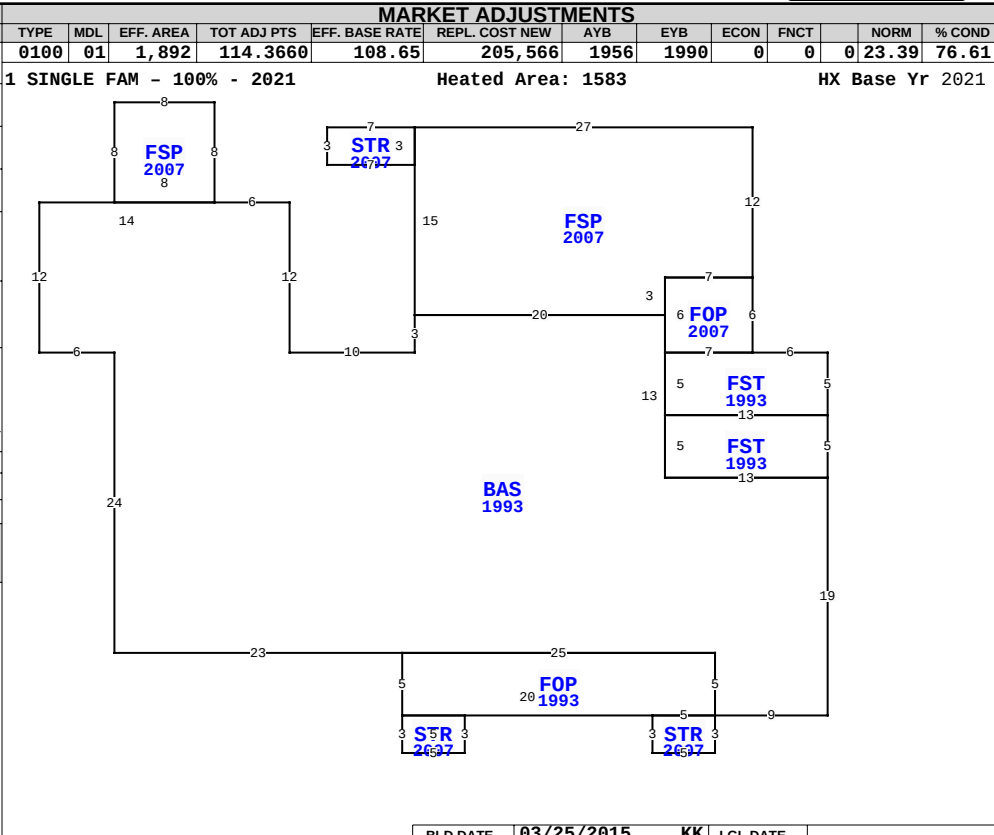
NEIGHBORHOOD/LOC	1007.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,583	100	1,583	131,764
FOP	125	30	38	3,163
FOP	42	30	13	1,082
FSP	64	40	26	2,164
FSP	384	40	154	12,818
FST	65	55	36	2,996
FST	65	55	36	2,996
STR	15	10	2	166
STR	15	10	2	166
STR	21	10	2	166
TOTALS	2,379		1,892	157,484

EXTRA FEATURES	
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L N	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	100	0	0	765.00	SF	6.50	6.50	100	1956	1956	3	20	995	
2	0940	SHEDS/PORT	0	100	16	10	160.00	SF	33.00	33.00	100	2004	2004	3	22	1,162	
3	0855	CONC PAVER	0	100	0	0	500.00	SF	7.00	7.00	100	2004	2004	3	84	2,940	
4	0851	PATIO STON	0	100	0	0	250.00	SF	1.50	1.50	100	2004	2004	3	84	315	
5	0479	VF PICKET	0	100	0	0	40.00	LF	10.00	10.00	100	2007	2007	3	72	288	

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	SFR	100	000



803 AMELIA DR, FERNANDINA BEACH

BLD DATE	03/25/2015	KK	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		157,484	
TOTAL MARKET OB/XF VALUE		5,700	
TOTAL LAND VALUE - MARKET		225,000	
TOTAL MARKET VALUE		388,184	
SOH/AGL Deduction		114,191	
ASSESSED VALUE		273,993	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		223,993	
TOTAL JUST VALUE		388,184	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		381,578	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2012/1245	11/03/2015	WD	U	I	30
GRANTOR: TARTOF DANA T					SALE PRICE
GRANTEE: TARTOF AARON D					211,000
1522/0869	8/30/2007	WD	Q	I	
GRANTOR: PREW MARTHA SUE					220,000
GRANTEE: TARTOF DANA T					

BUILDING NOTES	

BUILDING DIMENSIONS	
FSP=[YR=2007] W27 STR=[YR=2007] W7 S3 E7 N3\$ S15 BAS=[YR=1993] S3 W10 N12 W6 FSP=[YR=2007] N8 W8 S8 E8\$ W14 S12 E6 S24 E23 FOP=[YR=1993] S5 STR=[YR=2007] S3 E5 N3 W5\$ E20 STR=[YR=2007] S3 E5 N3 W5\$ E5 N5 W25\$ E25 S5 E9 N19 FST=[YR=1993] N5 FST=[YR=1993] N5 W6 FOP=[YR=2007] N6 W7 S6 E7\$ W7 S5 E13 \$ W13 S5 E13\$ W13 N13 W20\$ E20 N3 E7 N12\$.	