LOT 2B
IN OR 1976/913
NATURES WALK PB5/202

UNDERWOOD JAMES B & LINDSEY
1004 NATURES WALK DR UNIT B
FERNANDINA BEACH, FL 32034

2024

00-00-31-147L-002B-0000

BUILDING CHARACTERISTICS

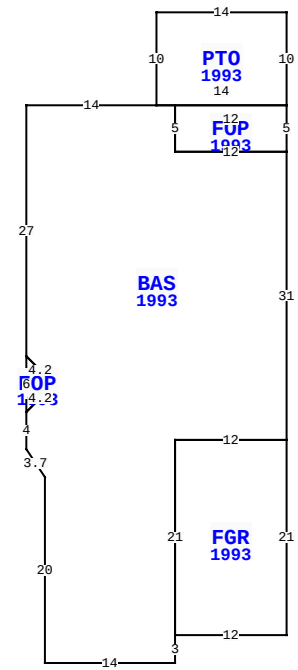
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	20	FACE BRICK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1029.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,280	100	1,280	118,913
FGR	252	55	139	12,913
FOP	9	30	3	279
FOP	60	30	18	1,672
PTO	140	5	7	651
TOTALS	1,741		1,447	134,428

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0320	01	1,447	118.1440	112.24	162,411	1990	1990	0	0	0	17.23	82.77

1 TOWNHOUSE - 100% - 2016 Heated Area: 1280 HX Base Yr 2016



1004 NATURES WALK DR B, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/19/2024 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		134,428
TOTAL MARKET OB/XF VALUE		4,701
TOTAL LAND VALUE - MARKET		150,000
TOTAL MARKET VALUE		289,129
SOH/AGL Deduction		128,274
ASSESSED VALUE		160,855
TOTAL EXEMPTION VALUE	HX HB VX	55,000
BASE TAXABLE VALUE		105,855
TOTAL JUST VALUE		289,129
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		238,043

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20131190	ROOF	6,410	05/28/2013
5691	NEW CONSTR	108,010	11/14/1989

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1976/0913	4/22/2015	WD	Q	I	01	193,500
GRANTOR: SCAMMELL MARK FOWNES						
GRANTEE: UNDERWOOD JAMES B &						
1878/0064	9/06/2013	SW	Q	I	02	120,000
GRANTOR: AMERIS BANK						
GRANTEE: SCAMMELL MARK FOWNE						

BUILDING NOTES

BUILDING DIMENSIONS

PTO=[YR=1993] W14 S10 BAS=[YR=1993] W14 S27 FOP=[YR=1993] S6 R3 U3 U3 L3 $ D3 R3 L3 D3 S4 D3 R2 S20 E14 N3 FGR=[YR=1993] E12 N21 W12 S21$ N21 E12 N31 FOP=[YR=1993] W12 N5 E12 S5$ W12 N5 W2$ E14 N10$.

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	100	0	0	600.00	SF	6.50	6.50	100	1990	1990	3	59.5	2,321	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1990	1990	3	68	2,380	

LAND DESCRIPTION

TOTAL OB/XF 4,701

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	0.00	0.00	1.00	UT		1.00	1.00	1.00	150,000.00	150,000.00	150,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 150,000 Market: 0 Agricultural: 0 Common: 150,000 PRINTED 08/06/2024 BY SYS