

BLK 6 PT OF LOT 8 & 10 IN
OR 1890/1222
OAKLAWN PARK #2 S/D UNR ADDN

BALES JULIE C
208 S 18TH ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-150B-0006-0087



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 70
Exterior Wall	05	AVERAGE 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	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

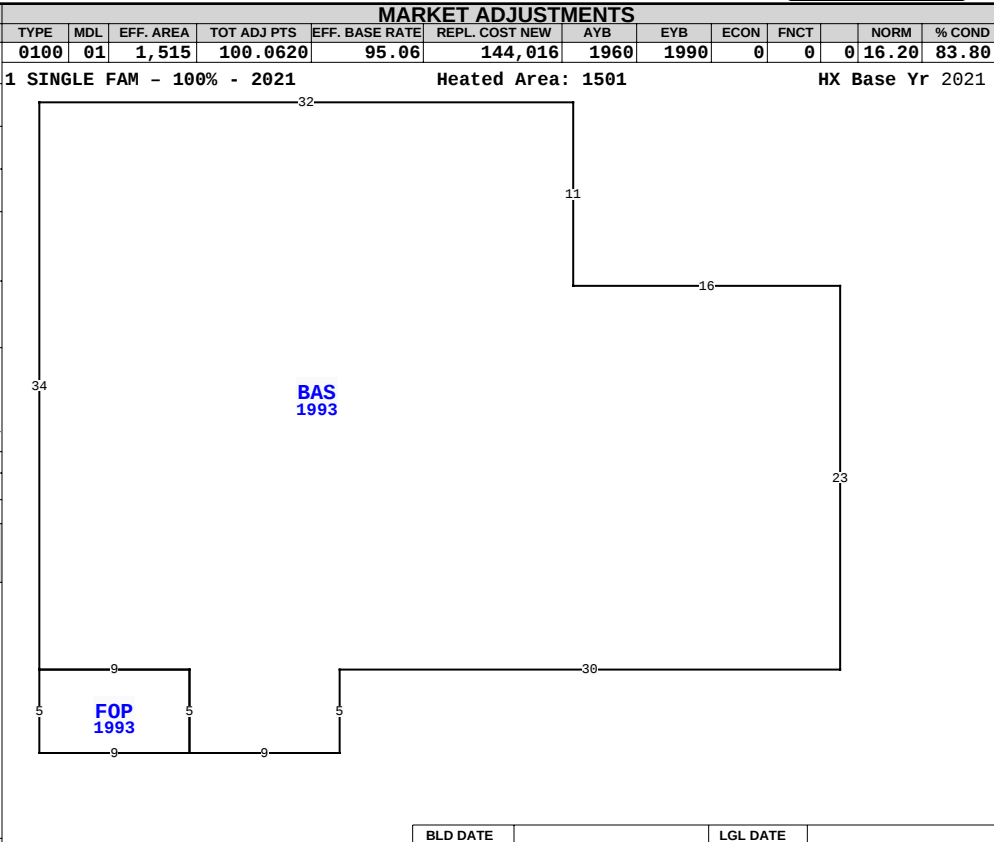
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1011.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,501	100	1,501	119,570
FOP	45	30	14	1,115
TOTALS	1,546		1,515	120,685

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	917.00	SF	5.85	5.85	100	1980	1980	3	32.5	1,743	
2	0940	SHEDS/PORT	0	100	10	12	120.00	SF	30.00	30.00	100	1985	1985	3	20	720	
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1997	1997	3	80	2,800	
4	1242	WD DECK A	0	100	0	0	293.00	SF	4.00	4.00	100	1997	1997	3	20	234	
5	0810	CONCRETE A	0	100	4	39	156.00	SF	6.50	6.50	100	1997	1997	3	73	740	
6	0351	CARPORT MT	0	100	12	14	168.00	SF	6.20	6.20	100	1997	1997	3	20	208	

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



208 S 18TH ST, FERNANDINA BEACH	BLD DATE	LGL DATE	03/18/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF		
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NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		120,685	
TOTAL MARKET OB/XF VALUE		6,445	
TOTAL LAND VALUE - MARKET		143,000	
TOTAL MARKET VALUE		270,130	
SOH/AGL Deduction		60,811	
ASSESSED VALUE		209,319	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		159,319	
TOTAL JUST VALUE		270,130	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		251,866	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20122008	REPLACE WOOD & ST	1,800	09/25/2012
7876	ADDITION	2,000	08/30/1993

SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q U / V I / RSN CD
1890/1222	11/21/2013	WD Q	I 01
SALE PRICE			
137,500			
GRANTOR: IVY DEBORAH			
GRANTEE: BALES JULIE C			
1029/0169	1/04/2002	WD Q	I
107,000			
GRANTOR: JONES CARL BRENT & SH			
GRANTEE: IVY DEBORAH			

BUILDING NOTES		
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BUILDING DIMENSIONS		
BAS=[YR=1993] W16 N11 W32 S34 FOP=[YR=1993] S5 E9 N5 W9 \$ E9 S5 E9 N5 E30 N23 \$.		