BLOCK 9 LOTS 5 6 7 8
IN OR 1104/1477
OLD TOWN

FULFORD CHARLES V
914 WHITE ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-1580-0009-0050

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

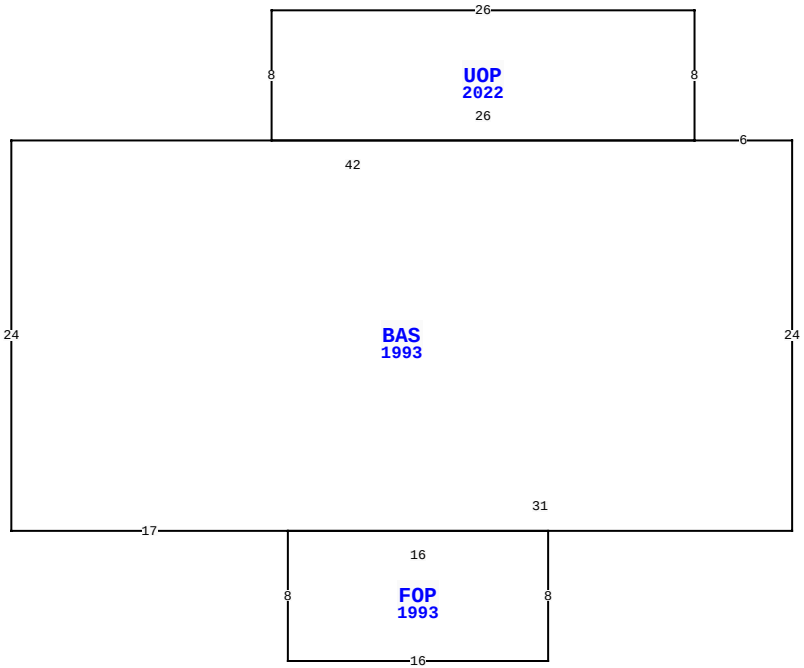
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	02	WOOD 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	1003.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	1,152	93,795
FOP	128	30	38	3,094
UOP	208	20	42	3,420
TOTALS	1,488		1,232	100,308

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,232	103.8800	98.69	121,586	1982	1982	0	0	0	17.50	82.50

1 SINGLE FAM – 100% - 0 Heated Area: 1152 HX Base Yr



914 WHITE ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/18/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		100,308
TOTAL MARKET OB/XF VALUE		1,542
TOTAL LAND VALUE - MARKET		475,320
TOTAL MARKET VALUE		577,170
SOH/AGL Deduction		496,742
ASSESSED VALUE		80,428
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		30,428
TOTAL JUST VALUE		577,170
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		488,574

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1104/1477	12/31/2002	QC	U	I	06	30,000
GRANTOR: FULFORD MELANIE L						
GRANTEE: FULFORD CHARLES V						
0903/0868	10/14/1999	WD	U	I	01	100
GRANTOR: FULFORD CHARLES V						
GRANTEE: FULFORD CHARLES V &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W6 UOP=[YR=2022] N8 W26 S8 E26$ W42 S24 E17
FOP=[YR=1993] S8E16 N8 W16$ E31 N24$.

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	0350	CARPORT WD	0	100	0	0	261.00	SF	8.58	8.58	100	1982	1982	3	20	448	
2	0940	SHEDS/PORT	0	100	12	12	144.00	SF	30.00	30.00	100	1993	1993	3	20	864	
3	0819	CONC 12"	0	100	11	5	55.00	SF	9.50	9.50	100	1984	1984	3	44	230	

LAND DESCRIPTION

TOTAL OB/XF 1,542

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	0010	OT-1	93.00	186.00	93.20	FF		1.00	1.00	1.20	4,250.00	5,100.00	475,320							

REVIEW DATE 12/26/2022 BY TWA Total Acres: 0.00 Total Land Value: 475,320 Market: 0 Agricultural: 0 Common: 475,320 PRINTED 08/06/2024 BY SYS