BLOCKS 24 25
OLD TOWN

CITY OF FERNANDINA BEACH
204 ASH STREET
FERNANDINA BEACH, FL 32034

2024

00-00-31-1580-0024-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	07	NONE 100
Interior Floo	03	CONC FINSH 100
Ceiling	02	F.NOT SUS 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		2 100
Frame	02	WOOD FRAME 100
Story Height		9 100
RMS		2 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

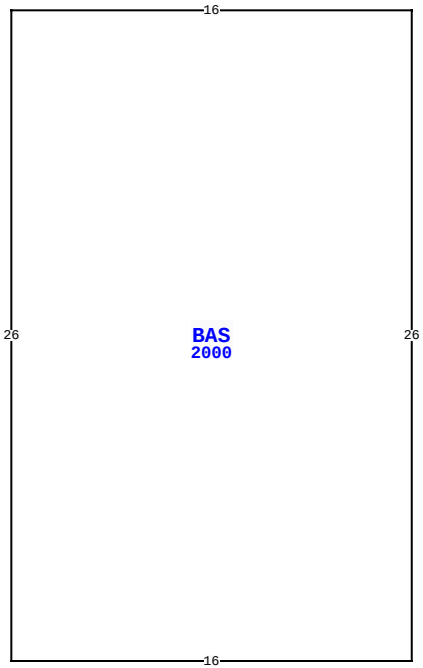
DOR CODE	8900	MUNICIPAL	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1003.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	416	100	416	5,566
TOTALS	416		416	5,566

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
2703	04	416	56.6370	26.76	11,132	1985	1985	0	0	0	50.00	50.00

1 GARAGE – 0% - 0 Heated Area: 416 HX Base Yr



BLD DATE	01/31/2018	KK	LGL DATE
XF DATE			LAND DATE 04/18/2024 MLU
INC DATE			AG DATE

SOMERUELUS & N 12TH ST, FERNANDINA BEACH

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		5,566
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		1,067,175
TOTAL MARKET VALUE		1,072,741
SOH/AGL Deduction		554,831
ASSESSED VALUE		517,910
TOTAL EXEMPTION VALUE	04	517,910
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		1,072,741
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		884,564

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2000] W16 S26 E16 N26 $.

EXTRA FEATURES

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	007610	C	CEMETERY	0	0010	REC	186.00	500.00	186.00	FF		1.00	1.00	1.35	4,250.00	5,737.50	1,067,175							

REVIEW DATE 12/26/2022 BY TWA Total Acres: 0.00 Total Land Value: 1,067,175 Market: 0 Agricultural: 0 Common: 1,067,175 PRINTED 08/06/2024 BY SYS