

BLOCK 14 LOT 24 & 25
IN OR 1823/440
CITY OF FDNA BEACH

WARREN PAULA J/WARREN LANEYA
15 N 4TH ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0014-0240



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 80
Interior Wall	06	CUST PANEL 20
Interior Floo	12	HARDWOOD 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	2	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		01
NEIGHBORHOOD/LOC	1005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
HXB	450	100	450	56,059
HXB	618	100	618	76,988
HXB	744	100	744	92,685
HXB	1,303	100	1,303	162,323
HXO	92	5	5	623
HXP	138	30	41	5,108

TOTALS	3,345		3,161	393,785
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	NOTES
1	0810	CONCRETE A	0 100	0	0	785.00	SF	6.50	6.50	100	
2	0962	SKYLIGHT	0 100	0	0	2.00	UT	250.00	250.00	100	
3	0962	SKYLIGHT	0 100	0	0	2.00	UT	250.00	250.00	100	
4	0877	JACUZZI	0 100	0	0	1.00	UT	1,000.00	1,000.00	100	
5	1243	WD DECK F	0 100	3	12	36.00	SF	8.00	8.00	100	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	100	0003	C-3	50.00	100.00	5,000.00	SF	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	3,161	97.7040	146.56	463,276	1857	1993	0	0	0 15.00	85.00
1 SFR CUST - 100% - 2022 Heated Area: 3115 HX Base Yr 2022											
15 N 4TH ST, FERNANDINA BEACH											

TOTAL OB/XF											
4,286											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 2	
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		665,306	
TOTAL MARKET OB/XF VALUE		4,286	
TOTAL LAND VALUE - MARKET		275,000	
TOTAL MARKET VALUE		944,592	
SOH/AGL Deduction		554,816	
ASSESSED VALUE		389,776	
TOTAL EXEMPTION VALUE		55,000	
BASE TAXABLE VALUE		334,776	
TOTAL JUST VALUE		944,592	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		915,160	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20130992	REPLACE H/AC	0	05/06/2013
20130429	ALL WINDOWS REPLA	0	03/01/2013
20130197	REMODEL BATHS & B	0	01/30/2013
20130108	ADD OUTLETS	0	01/15/2013
20122587	REROOF W/METAL	0	12/28/2012
20011697	WHEELCHAIR RAMP	2,000	07/25/2001

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1823/0440	11/01/2012	QC	U	I	11
GRANTOR: WARREN PAULA J & LANE					
GRANTEE: WARREN PAULA J & LA					
1823/0439	11/01/2012	WD	Q	I	02
GRANTOR: WELLS FARGO BANK N A					
GRANTEE: WARREN PAULA J & LA					

BUILDING NOTES											
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BUILDING DIMENSIONS											
HXB=[YR=1993] W23S60 HXB=[YR=1993] S29 HXP=[YR=1993] S6 HXO=[YR=1993] S4E23N4W23\$ E23N6W23\$ E23N40W7S11W16\$ E16 N11E7N49\$ PTR=E15 HXB=[YR=1993] S59 HXB=[YR=1993] S30 E15 N30 W15 \$ E12 N5 E3 N5 W3 N7 E3 N5 W3 N7 W4 N30 W8\$ W15\$.											

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