



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	08	DECORATIVE 70
Interior Wall	05	DRYWALL 30
Interior Floo	12	HARDWOOD 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		5.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
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
BAS	2,254	100	2,254	317,860
FOP	35	30	10	1,411
FOP	343	30	103	14,525
FOP	491	30	147	20,730
FOP	45	30	14	1,974
FOP	56	30	17	2,398
FOP	60	30	18	2,538
FST	36	55	20	2,820
FUS	1,277	100	1,277	180,083
SFB	591	80	473	66,703
TOTALS	6,647		5,073	715,397

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0504	FP-ELECTRI	0	0	0	1.00	UT	2,000.00	2,000.00
2	0504	FP-ELECTRI	0	0	0	2.00	UT	2,000.00	2,000.00
3	0810	CONCRETE A	0	0	0	938.00	SF	6.83	6.83
4	0825	BRICK	0	0	0	1,602.00	SF	12.50	12.50
5	0100	BAR-B-Q	0	0	0	1.00	UT	1,000.00	1,000.00
6	0461	IRON FENCE	0	0	211	3		633.00	8.50
7	0461	IRON FENCE	0	0	24	4		96.00	8.50
8	0461	IRON FENCE	0	0	36	6		216.00	8.50
9	0811	CONCRETE B	0	0	0	576.00	SF	5.20	5.20
10	0810	CONCRETE A	0	0	10	4		40.00	6.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	0	0003	R-2	100.00	125.00	100.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0900	01	5,073	126.7585	158.45	803,817	1918	2000	0	0	0	11.00	89.00	
1 SNGL FAM - 0% - 0 Heated Area: 4004 HX Base Yr													
** This building has 16 Sub-Areas													
201 N 4TH ST, FERNANDINA BEACH													
BLD DATE		04/20/2021		KK		LGL DATE		04/30/2024		MLU			
XF DATE		04/20/2021		KK		LAND DATE							
INC DATE						AG DATE							

TOTAL OB/XF													
37,876													

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37,876													

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 2	
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		715,397	
TOTAL MARKET OB/XF VALUE		39,665	
TOTAL LAND VALUE - MARKET		348,800	
TOTAL MARKET VALUE		1,103,862	
SOH/AGL Deduction		97,335	
ASSESSED VALUE		1,006,527	
TOTAL EXEMPTION VALUE		02	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		1,103,862	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,002,646	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20190115	REMODEL	90,000	02/05/2020
20121491	FOAM INSULATION D	0	07/19/2012
20120776	H/AC	6,000	05/07/2012
20120562	NEW BATH	0	04/04/2012
20120528	REMODEL	450	03/29/2012
20120424	ADDITION	8,000	03/14/2012

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2304/0648	9/17/2019	WD	U	I	17
GRANTOR: BERNHARD BERL & KAREN					
GRANTEE: DIOCESE OF ST. AUGU					
1657/0444	1/06/2010	WD	U	I	38
GRANTOR: CUTAJAR JOSEPH J & DA					
GRANTEE: BERNHARD BERL & KAR					

BUILDING NOTES													
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BUILDING DIMENSIONS													
FOP=[YR=2001] W8 BAS=[YR=1993] W18 FOP=[YR=2006] N8 UDG=[YR=2006] E11 FST=[YR=2006] E4 UOP=[YR=2006] E4N12 W8 S3 E4 S9 \$ N9 W4 S9 \$ N12 E8 N6 E9 UST=[YR=2006] S6 E13 N7 FOP=[YR=2006] E9 UST=[YR=2006] E5 N8 UST=[YR=2006] N5 W5 UST=[YR=2006] W9 S8 E9 N8 \$ S5 E5 \$ W5 S8 \$ N5 W9 S5 \$ N14 W13 S15 \$ N14 W37 S11 W3 S21 E12 \$ W7 S8 E7 \$ FOP=[YR=1993] W7 S5 E7 N5\$ S5 W7 N9 W22 S14 W1 S15 D3 L2 S3 D3 R2 S10 FOP=[YR=1993] S26 E23 N9 W15 N17 W8\$E8 S17 E15 N17 E4 N8 E21 N36\$ S36 W21 S7 E29 N43\$ PTR=E40S10FUS=[YR=1993] E23 S8 E4 S26 W4 S17 W23 N51\$ W40N10\$ PTR= N10E80 FOP=[YR=2006] N12 SFB=[YR=2007] N9 W31 S21 E27 N9 W4 N3 E8 \$ W8 S3 E4S9 E4 \$ W80S10 \$.													

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