



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		5 100
Frame	02	WOOD FRAME 100
Story Height		10 100
RMS		5 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	7100	CHURCHES
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	980	100	980	102,899
DCK	35	10	4	420
FOP	245	30	74	7,770
FUS	1,071	100	1,071	112,454
STR	16	10	2	210
STR	28	10	3	315
UUS	36	50	18	1,890
UUS	48	50	24	2,520
TOTALS	2,459		2,176	228,477

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0443	STK FNC 6'	0	0	0	72.00	LF	10.00	10.00
2	0855	CONC PAVER	0	0	0	4,272.00	SF	10.00	10.00
3	0400	CONC CURB	0	0	0	265.00	LF	15.00	15.00
4	0810	CONCRETE A	0	0	23	322.00	SF	6.50	6.50
5	0972	ST LGHT UN	0	0	0	4.00	UT	1,265.00	1,265.00
6	0810	CONCRETE A	0	0	28	476.00	SF	6.50	6.50
7	0400	CONC CURB	0	0	0	41.00	LF	15.00	15.00
8	0402	CONC BUMPE	0	0	0	1.00	UT	25.00	25.00
9	0810	CONCRETE A	0	0	8	40.00	SF	6.50	6.50
10	1242	WD DECK A	0	0	0	188.00	SF	10.00	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	007100	C	CHURCH	0	0003	R-2	100.00	150.00	100.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
1701	04	2,176	93.7650	132.91	289,212	1900	2000	0	0	0	21.00	79.00	
2 OFFICE 1&2 - 0% - 0													
Heated Area: 2051													
HX Base Yr													
505 BROOME ST, FERNANDINA BEACH													
BLD DATE		10/08/2021		KK		LGL DATE		04/30/2024		MLU			
XF DATE		10/08/2021		KK		LAND DATE							
INC DATE						AG DATE							

TOTAL OB/XF													
59,134													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% COND	TOT ADJ
1	007100	C	CHURCH	0	0003	R-2	100.00	150.00	100.00	FF		1.00	1.15

TOTAL OB/XF													
59,134													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% COND	TOT ADJ
1	007100	C	CHURCH	0	0003	R-2	100.00	150.00	100.00	FF		1.00	1.15

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 2	
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		228,477	
TOTAL MARKET OB/XF VALUE		61,244	
TOTAL LAND VALUE - MARKET		460,000	
TOTAL MARKET VALUE		749,721	
SOH/AGL Deduction		139,964	
ASSESSED VALUE		609,757	
TOTAL EXEMPTION VALUE		02	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		749,721	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		661,729	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20210091	CO ISSUED	0	07/09/2021
20200314	ELEC OTHER	0	12/22/2020
20200091	HOUSEMVING	75,000	10/20/2020
20200012	DEMOLITION	5,000	09/17/2020
20150607	REPAIR/RRF	10,440	03/24/2015
20112025	XFOB	600	11/10/2011

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0209/0287	1/01/1975	WD	Q	I		46,500	
GRANTOR:							
GRANTEE:							
0121/0588	1/01/1972	WD	Q	V		4,000	
GRANTOR:							
GRANTEE:							

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=1993] W14 DCK=[YR=2021] N5 W7 STR=[YR=2021] W4 S4 E4 N4\$ S5 E7\$ W21 S28 FOP=[YR=1993] S7 E14 STR=[YR=2021] S4 E7 N4 W7\$ E21 N7 W35\$ E35 N28\$ PTR=E20 FUS=[YR=1993] E29 UUS=[YR=1993] E4 S9 W4 N9\$ S9 E4 S14 UUS=[YR=1993] S12 W4 N12 E4\$ W4 S12 W29 N35\$ W20\$.													

DIOCESE OF ST AUGUSTINE
C/O CATHOLIC CENTER, 11625 OLD ST AUGUSTINE RD
JACKSONVILLE, FL 32258

00-00-31-1800-0032-0010

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