BLOCK 54 LOTS 7 & S 15
FT OF 8 IN OR 772/1277
CITY OF FDNA BEACH

ATKINS TERRY B & MARY L
111 S 11TH ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0054-0070

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

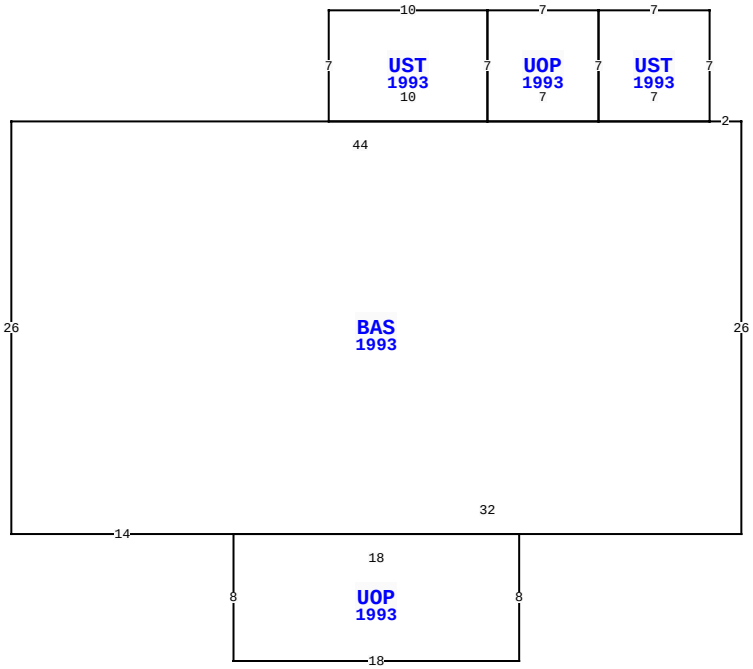
ELEMENT	CD	CONSTRUCTION
Exterior Wall	07	ASB SHNGLE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	06	ASB SHINGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 80
Interior Floo	05	ASPH TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100	1,196	62,312
UOP	49	20	10	521
UOP	144	20	29	1,511
UST	49	45	22	1,146
UST	70	45	32	1,667
TOTALS	1,508		1,289	67,157

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,289	89.9080	85.41	110,093	1947	1960	0	0	0	39.00	61.00

1 SINGLE FAM – 100% - 1997 Heated Area: 1196 HX Base Yr 1997



111 S 11TH ST, FERNANDINA BEACH

BLD DATE	02/04/2014 KK	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		67,157
TOTAL MARKET OB/XF VALUE		11,448
TOTAL LAND VALUE - MARKET		287,500
TOTAL MARKET VALUE		366,105
SOH/AGL Deduction		288,918
ASSESSED VALUE		77,187
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		27,187
TOTAL JUST VALUE		366,105
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		363,648

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20122566	12X30 SHED	4,800	12/20/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0772/1277	10/02/1996	WD	Q	I		50,000
GRANTOR: COOK ELIZABETH						
GRANTEE: ATKINS TERRY B & MA						
0261/0199	3/01/1978	FS	U	I		100
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W2 UST=[YR=1993] N7 W7 UOP=[YR=1993] W7
UST=[YR=1993] W10 S7 E10 N7$ S7 E7 N7$ S7E7$ W44 S26 E14
UOP=[YR=1993] S8 E18 N8W18$ E32 N26$.

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	0511	GARAGE CB-	0	100	24	15	360.00	SF	40.00	40.00	100	1947	1947	3	20	2,880	
2	0510	GARAGE WD-	0	100	30	12	360.00	SF	35.00	35.00	100	2012	2012	3	68	8,568	

LAND DESCRIPTION

TOTAL OB/XF 11,448

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	0006	C-3	115.00	100.00	11,500.00	SF		1.00	1.00	1.00	25.00	25.00	287,500							

REVIEW DATE 05/21/2019 BY DJA Total Acres: 0.00 Total Land Value: 287,500 Market: 0 Agricultural: 0 Common: 287,500 PRINTED 08/06/2024 BY SYS