BLOCK 62 LOT 4
IN OR 819/1661
CITY OF FDNA BEACH

GEESEY COLLEEN EST
330 N 6TH ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0062-0040

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

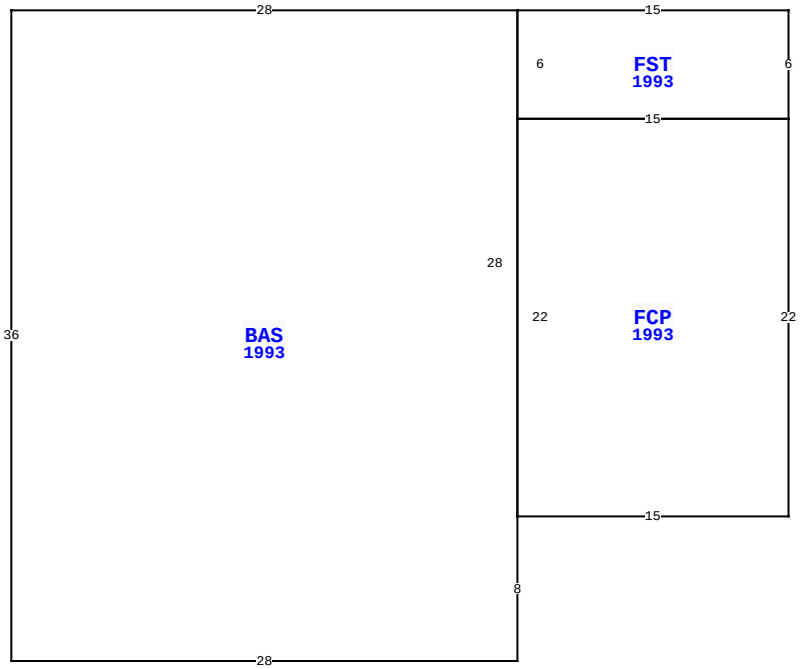
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	12	HARDWOOD 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
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	1,008	100	1,008	86,193
FCP	330	25	82	7,012
FST	90	55	50	4,275
TOTALS	1,428		1,140	97,480

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,140	101.7070	96.62	110,147	1993	2000	0	0	0	11.50	88.50

1 SINGLE FAM – 100% - 1997 Heated Area: 1008 HX Base Yr 1997



330 N 6TH ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/30/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		97,480
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		160,000
TOTAL MARKET VALUE		257,480
SOH/AGL Deduction		186,274
ASSESSED VALUE		71,206
TOTAL EXEMPTION VALUE	HX HB	46,206
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		257,480
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		233,130

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20081680	REROOF W/35YR SHN	4,000	11/12/2008
984552	FOUNDATION	18,850	11/20/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0819/1661	1/16/1998	PR	U	I	07	100
GRANTOR: GEESEY COLLEEN P/R FO						
GRANTEE: GEESEY COLLEEN						
0783/0102	1/23/1997	PR	U	I	01	100
GRANTOR: ROBERTS PRENELLA EST						
GRANTEE: GEESEY COLLEEN						

BUILDING NOTES

BUILDING DIMENSIONS

FST=[YR=1993] W15 BAS=[YR=1993] W28 S36 E28 N8 FCP=[YR=1993] E15 N22 W15 S22 $ N28$ S6 E15 N6$.

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	000100	C	SFR	100	0005	R-2	100.00	100.00	100.00	FF		1.00	1.00	0.40	4,000.00	1,600.00	160,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 160,000 Market: 0 Agricultural: 0 Common: 160,000 PRINTED 08/06/2024 BY SYS