

BLOCK 126 LOT 2
IN OR 2109/1742
CITY OF FDNA BEACH

CRUIKSHANK KENNETH DAVID & STACY JOHNSON
308 S 5TH STREET
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0126-0020



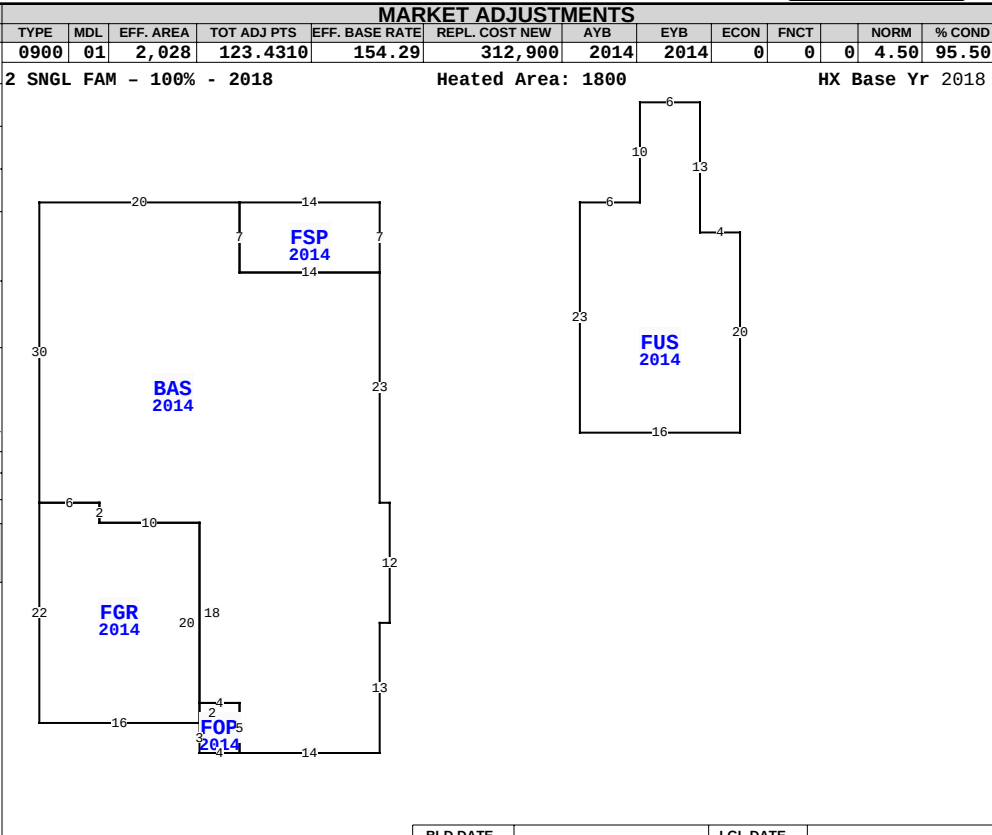
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
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	1001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,384	100	1,384	203,928
FGR	332	55	183	26,964
FOP	20	30	6	884
FSP	98	40	39	5,746
FUS	416	100	416	61,297
TOTALS	2,250		2,028	298,820

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	100	0	0	618.00	SF	5.20	5.20	
2	0811	CONCRETE B	0	100	0	0	57.00	SF	5.20	5.20	
3	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000000	C	VAC RES	100	0006	R-2	50.00	100.00	50.00	FF	



308 S 5TH ST, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 2						Tax Dist:					
BUILDING MARKET VALUE						298,820					
TOTAL MARKET OB/XF VALUE						5,255					
TOTAL LAND VALUE - MARKET						200,000					
TOTAL MARKET VALUE						504,075					
SOH/AGL Deduction						280,039					
ASSESSED VALUE						224,036					
TOTAL EXEMPTION VALUE						HX HB DX 55,000					
BASE TAXABLE VALUE						169,036					
TOTAL JUST VALUE						504,075					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						490,629					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20174030	PERGOLA	0	12/22/2017
20141712	F/P	495	08/04/2014
20141416	NEW CONSTR	1,250	06/30/2014
20141162	NEW CONSTR	193,007	06/02/2014

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2109/1742	3/28/2017	WD	Q	I	01	375,000	
GRANTOR: GERRITY JOSEPH JR & C							
GRANTEE: CRUIKSHANK KENNETH							
1925/0258	6/27/2014	WD	Q	V	02	42,000	
GRANTOR: STEVE HEAD LLC							
GRANTEE: GERRITY JOSEPH JR							

BUILDING NOTES											
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BUILDING DIMENSIONS											
FSP=[YR=2014] W14 BAS=[YR=2014] W20 S30 FGR=[YR=2014] S22 E16 FOP=[YR=2014] S3 E4 N5 W4 S2\$ N20 W10 N2 W6\$ E6 S2 E10 S18 E4 S5 E14 N13 E1 N12 W1 N23 W14 N7\$ S7 E14 N7\$ PTR= E20 FUS=[YR=2014] E6 N10 E6 S13 E4 S20 W16 N23\$ W20\$.											