BLOCK 145 LOTS 1 TO 8 INC
PT OR 566/931
CITY OF FDNA BEACH

CITY OF FERNANDINA BEACH
204 ASH STREET
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0145-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	8900	MUNICIPAL	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1009.0400		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

530 S 10TH ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		1,280,000
TOTAL MARKET VALUE		1,280,000
SOH/AGL Deduction		796,000
ASSESSED VALUE		484,000
TOTAL EXEMPTION VALUE	04	484,000
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		1,280,000
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,280,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20051545	ADDITION	1,000	04/11/2005
20051546	TEMP POLE	0	04/11/2005
20020665	REMODEL	10,667	04/18/2002
20020626	H/AC	0	04/11/2002
20020543	ADDITION	64,000	04/02/2002
20020501	H/AC	35,000	03/22/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0566/0931	3/31/1989	WD	U	I	03	100

GRANTOR: NASSAU SCHOOL BOARD
GRANTEE: CITY OF FDNA BEACH

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	008900	C	MUNICIPAL	0		PI-1	800.00	100.00	800.00	FF		1.00	1.00	1.00	1,600.00	1,600.00	1,280,000							

REVIEW DATE 02/01/2024 BY KBA Total Acres: 0.00 Total Land Value: 1,280,000 Market: 0 Agricultural: 0 Common: 1,280,000 PRINTED 08/06/2024 BY SYS