BLOCK 147 LOT N1/2 OF 6
IN OR 1907/346
CITY OF FDNA BEACH

DAMEROW STEVE W/DAMEROW ALEXANDER H C
1417 SADLER RD BOX 198
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0147-0061

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

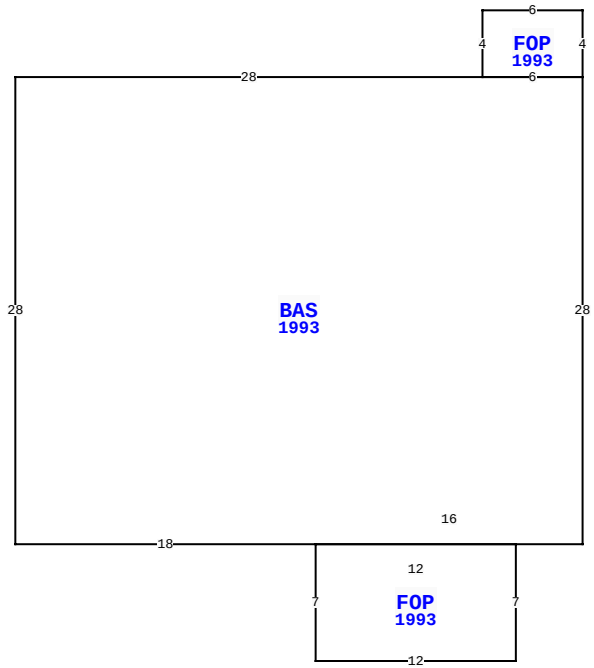
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	13	LVT/LAMNT 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1009.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	952	100	952	51,444
FOP	24	30	7	378
FOP	84	30	25	1,351
TOTALS	1,060		984	53,173

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	MA	NORM	% COND
0100	01	984	103.4208	98.25	96,678	1992	1992	0	0	30	15.00	55.00

1 SINGLE FAM – 0% - 0 Heated Area: 952 HX Base Yr



617 S 9TH 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	53,173
TOTAL MARKET OB/XF VALUE	283
TOTAL LAND VALUE - MARKET	125,000
TOTAL MARKET VALUE	178,456
SOH/AGL Deduction	77,101
ASSESSED VALUE	101,355
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	101,355
TOTAL JUST VALUE	178,456
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	176,037

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20070514	WOOD FENCE	950	03/28/2007
20033016	REPLACE WEATHER H	1,000	04/28/2003
7045	REMODEL	33,530	05/08/1992

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1907/0346	3/06/2014	WD	Q	I	02	47,800
GRANTOR: CALEY DANIEL E						
GRANTEE: DAMEROW STEVE W & A						
1142/0868	6/04/2003	PR	U	I	24	53,500
GRANTOR: RICHO ABRAHAM P/R FOR						
GRANTEE: CALEY DANIEL E						

BUILDING NOTES

BUILDING DIMENSIONS

FOP=[YR=1993] W6 S4 BAS=[YR=1993] W28 S28 E18 FOP=[YR=1993] S7 E12 N7 W12 $ E16 N28 W6 $ E6 N4 $.

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	0810	CONCRETE A	0	0	17	4	68.00	SF	6.50	6.50	100	1992	1992	3	64	283	

LAND DESCRIPTION

TOTAL OB/XF 283

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	0		MU-8	50.00	100.00	5,000.00	SF		1.00	1.00	1.00	25.00	25.00	125,000							

REVIEW DATE 03/29/2022 BY DCA Total Acres: 0.00 Total Land Value: 125,000 Market: 0 Agricultural: 0 Common: 125,000 PRINTED 08/06/2024 BY SYS