

CATS ANGELS INC SPCA
PO BOX 16072
FERNANDINA BEACH, FL 32035-3118

00-00-31-1800-0153-0070

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

17 CB STUCCO 80
10 ABOVE AVG 20
04 WOOD TRUSS 100
02 ROLL COMP 100
05 DRYWALL 100
14 CARPET 80
07 CORK/VTILE 20
01 FIN.SUSPD 100
03 CENTRAL 100
04 AIR DUCTED 100
14 100
03 MASONRY 100
8 100
5 100
1. 1. 100
0 100
02 DIST FB 100
00 OWNER OCC 100
03 Quality Level 03
1100 STORES, 1 STORY
MKT AREA 01
1095.00
AREA TYPE TOTAL GROSS AREA PCT OF BASE TOT ADJ AREA SUBAREA MARKET VALUE
BAS 1,238 100 1,238 85,701
BAS 1,302 100 1,302 90,131

MARKET ADJUSTMENTS

TYPEDMDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

110104

2,540

97.1568

138.45

351,663

1935

1970

0

0

50.00

50.00

Heated Area: 2540

HX Base Yr

Basement Footprint Diagram

Diagram showing building footprint with dimensions: 36' x 34' x 27' x 35'. Includes labels BAS 1994 and BAS 1993.

NASSAU COUNTY PROPERTY

PAGE 1 of 2

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE194,704

TOTAL MARKET OB/XF VALUE11,074

TOTAL LAND VALUE - MARKET500,000

TOTAL MARKET VALUE705,778

SOH/AGL Deduction376,545

ASSESSED VALUE329,233

TOTAL EXEMPTION VALUE10329,233

BASE TAXABLE VALUE0

TOTAL JUST VALUE705,778

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE711,936

PERMIT NUMDESCRIPTIONAMTISSUED

20190009REPAIR/RRF - ROOF6,07505/23/2019

20150040H/AC2,90001/08/2015

20141753H/AC3,55008/11/2014

20101550XFOB50009/10/2010

20080455SIGN30004/08/2008

20080066OTHER1,50001/16/2008

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMERSNCD SALE PRICE

1450/104310/06/2006WDQI310,000

GRANTOR:NASSAU COMMERCIAL PRO

GRANTEE:CATS ANGELS INC SPC

1092/145311/06/2002WDQI170,000

GRANTOR:PALMER SCOTT M

GRANTEE:NASSAU COMMERCIAL P

BLD DATE07/11/2019KK

XF DATE07/11/2019KK

LGL DATELAND DATEAG DATE

07/11/2019KK

EXTRA FEATURES

705 S 8TH ST, FERNANDINA BEACH

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10431CL FNC 8B000235.00LF12.5012.5010019801980320588

20810CONCRETE A00345170.00SF6.506.5010019701970321232

30810CONCRETE A00324128.00SF6.506.5010020002000379657

40940SHEDS/PORT001410140.00SF30.0030.00100200620063271,134

50940SHEDS/PORT0014684.00SF30.0030.00100201020103451,134

60443STK FNC 6'00085.00LF10.0010.0010019901990320170

70424CL FNC 6'00012.00LF20.0020.0010020082008374178

80464FNC GT 10'0002.00UT350.00350.0010020082008374518

90464FNC GT 10'0002.00UT350.00350.0010019801980320140

100443STK FNC 6'0009.00LF10.0010.001002005200532422

LAND DESCRIPTIONTOTAL OB/XF4,773

L NUSE CODECLS LAND USE DESCRIPTIONCAPR DLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETOHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1001100CSTORE 1FLR00003MU-850.00100.0010,000.00SF1.001.001.0030.0030.00300,000

2001100CSTORE 1FLR0MU-8100.00100.005,000.00SF1.001.001.0040.0040.00200,000

REVIEW DATE03/28/2022BYDCA

Total Acres: 0.00Total Land Value: 500,000Market: 0Agricultural: 0Common: 500,000PRINTED 08/06/2024 BY SYS

BLK 153 LOTS 7 8 25 26 27 28
IN OR 1450/1043
CITY OF FDNA BEACH

CATS ANGELS INC SPCA
PO BOX 16072
FERNANDINA BEACH, FL 32035-3118

2024

00-00-31-1800-0153-0070



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	25 MOD METAL 100
Roof Structur	10 STEEL FRME 100
Roof Cover	12 MODULAR MT 100
Interior Wall	01 MINIMUM 100
Interior Floo	03 CONC FINSH 100
Ceiling	04 NONE 100
Air Condition	01 NONE 100
Heating Type	01 NONE 100
Plumbing	1 100
Frame	05 STEEL 100
Story Height	11 100
RMS	2 100
Stories	1. 1. 100
Class	00 . 100
Units	0 100
Occupancy	00 NONE 100

Quality	02 Quality Level 02		
DOR CODE	1100STORES, 1 STORY		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1095.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	140	185	259	4,368
BAS	860	100	860	14,504

TOTALS	1,000	1,119	18,872
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
11	0463	FENCE GATE	0	0	0	0	1.00	UT	300.00
12	0812	CONCRETE C	0	0	0	0	1,057.00	SF	4.00
13	0810	CONCRETE A	0	0	0	0	51.00	SF	6.50
14	0402	CONC BUMPE	0	0	0	0	1.00	UT	25.00
15	0851	PATIO STON	0	0	0	0	153.00	SF	0.75
16	0370	CHICKEN HS	0	0	0	0	550.00	SF	2.00
17	0972	ST LGHT UN	0	0	0	0	1.00	UT	2,530.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
4807	06	1,119	73.7289	33.73	37,744	2000	2000	0	0	0	50.00	50.00	
3 PREFAB MTL - 0% - 0													
Heated Area: 1000													
HX Base Yr													
705 S 8TH ST, FERNANDINA BEACH													
BLD DATE 07/11/2019 KK LGL DATE 07/11/2019 KK													
XF DATE 07/11/2019 KK LAND DATE 07/11/2019 KK													
INC DATE AG DATE													

TOTAL OB/XF													
6,301													

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 2 of 2	
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		194,704	
TOTAL MARKET OB/XF VALUE		11,074	
TOTAL LAND VALUE - MARKET		500,000	
TOTAL MARKET VALUE		705,778	
SOH/AGL Deduction		376,545	
ASSESSED VALUE		329,233	
TOTAL EXEMPTION VALUE		10	329,233
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		705,778	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		711,936	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20071606	REPAIR/RRF	12,500	08/27/2007
20071132	H/AC	4,000	06/18/2007
20070066	TEMP POLE	1,200	01/16/2007
20070033	H/AC	3,000	01/06/2007
20042329	H/AC	3,000	12/13/2004
990788	XFOB	12,000	07/06/1999

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1450/1043	10/06/2006	WD	Q	I	
GRANTOR: NASSAU COMMERCIAL PRO					
GRANTEE: CATS ANGELS INC SPC					
1092/1453	11/06/2002	WD	Q	I	
GRANTOR: PALMER SCOTT M					
GRANTEE: NASSAU COMMERCIAL P					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2000] W11AOF=[YR=2014] W14S10E14 N10S\$10W14S30E25 N40 \$.									