BLK 161 LOTS 19 & 20
CITY OF FDNA BEACH

MALONE SHARON ALICIA
827 S 7TH ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0161-0190

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	07	CORK/VTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02

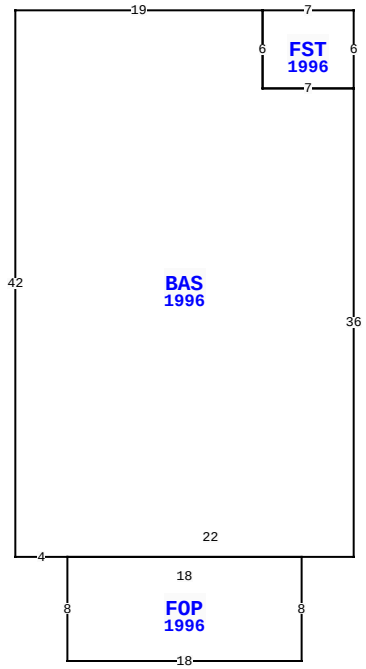
DOR CODE	0100 SINGLE FAMILY
MAP NUM	
MKT AREA	01
NEIGHBORHOOD/LOC	1001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,050	100	1,050	95,852
FOP	144	30	43	3,925
FST	42	55	23	2,099
TOTALS	1,236		1,116	101,877

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,116	110.7700	105.23	117,437	1996	1996	0	0	0	13.25	86.75

1 SINGLE FAM – 100% - 2024 Heated Area: 1050 HX Base Yr 2024



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

827 S 7TH ST, FERNANDINA BEACH

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		101,877
TOTAL MARKET OB/XF VALUE		4,536
TOTAL LAND VALUE - MARKET		200,000
TOTAL MARKET VALUE		306,413
SOH/AGL Deduction		0
ASSESSED VALUE		306,413
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		256,413
TOTAL JUST VALUE		306,413
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		276,933

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20110275	H/AC	1,500	03/01/2011
20042197	ROOF & INTERIOR R	0	11/22/2004
969814	NEW CONSTR	20,100	05/15/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2649/753	6/12/2023	QC	U	I	11	100
GRANTOR: MALONE TAMARA J						
GRANTEE: MALONE SHARON ALICI						
1913/0088	8/26/2009	QC	U	I	11	100
GRANTOR: MALONE MICHAEL L SR						
GRANTEE: MALONE TAMARA J						

BUILDING NOTES

BUILDING DIMENSIONS

FST=[YR=1996] W7 BAS=[YR=1996] W19 S42 E4 FOP=[YR=1996] S8 E18 N8 W18$ E22 N36 W7 N6$ S6 E7 N6$.

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	100	0	0	841.00	SF	6.50	6.50	100	1996	1996	3	72	3,936	
2	0940	SHEDS/PORT	0	100	10	10	100.00	SF	30.00	30.00	100	2000	2000	3	20	600	

LAND DESCRIPTION

TOTAL OB/XF 4,536

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	100	0006	R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	4,000.00	4,000.00	200,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 200,000 Market: 0 Agricultural: 0 Common: 200,000 PRINTED 08/06/2024 BY SYS