

PUTNAM RODGER
1735 CLINCH DR
FERNANDINA BEACH, FL 32034

00-00-31-1800-0170-0010

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																							
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																							
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																					
Exterior Wall	05	AVERAGE 100								0100	01	1,050	108.7560	103.32	108,486	1973	1990	0	0	0	15.50	84.50	VALUATION BY								STANDARD												
Roof Structure	03	GABLE/HIP 100								1 SINGLE FAM - 0% - 0										Heated Area: 1016										HX Base Yr										Tax Group: 2		Tax Dist:	
Roof Cover	05	COMP SHNGL 100								25 38 44 6 14 6 11 BAS 1993 FSP 1993																																	
Interior Wall	05	DRYWALL 100																																									
Interior Floor	14	CARPET 80																																									
Interior Floor	08	SHT VINYL 20																																									
Air Condition	03	CENTRAL 100																																									
Heating Type	04	AIR DUCTED 100																																									
Bedrooms		3 100																																									
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		02	Quality Level 02																																								
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	1,016	100	1,016		88,702																																						
FSP	84	40	34		2,968																																						
TOTALS		1,100	1,050		91,671																																						
EXTRA FEATURES										1002 S 10TH ST, FERNANDINA BEACH										BLD DATE		04/04/2014		KK		LGL DATE		03/18/2024		MLU													
L N	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	20	11			220.00	SF	6.50			6.50	100	1973	1973	3	24		343																						
2	0350	CARPORT WD	0	0	20	11			220.00	SF	8.58			8.58	100	2005	2005	3	24		453																						
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