

BLOCK 172 LOTS 29 & 30
IN OR 1154/27
CITY OF FDNA BEACH

BAYACAL ELISEO N/CONTY-BAYACAL MARIA A (H&W)
2441 PIRATES BAY DR
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0172-0290



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 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		1 100
Frame	03	MASONRY 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	1,325	100	1,325	119,761
FOP	100	30	30	2,712
TOTALS	1,425		1,355	122,473

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0	0	44	9			396.00	SF	6.50

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	0	0006	MU-8	50.00	100.00	4,869.00	SF	1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,355	118.5600	112.63	152,614	1977	2000	0	0	19.75	80.25
1 SINGLE FAM - 0% - 0 Heated Area: 1325 HX Base Yr											
1005 S 9TH ST, FERNANDINA BEACH											
BLD DATE 04/04/2014 KK LGL DATE XF DATE INC DATE LAND DATE AG DATE											

TOTAL OB/XF											
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TOTAL OB/XF											
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NASSAU COUNTY PROPERTY			
PAGE 1 of 1 2			
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		122,473	
TOTAL MARKET OB/XF VALUE		721	
TOTAL LAND VALUE - MARKET		85,208	
TOTAL MARKET VALUE		208,402	
SOH/AGL Deduction		48,392	
ASSESSED VALUE		160,010	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		160,010	
TOTAL JUST VALUE		208,402	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		185,994	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6378	REPAIR/RRF	700	02/20/1991

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1154/0027	7/16/2003	WD	U	I	05
GRANTOR: FAIRBANKS CAPITAL COR					
GRANTEE: BAYACAL ELISEO N &					
1122/0460	3/18/2003	CT	U	I	14
GRANTOR: CLERK OF COURT					
GRANTEE: FAIRBANKS CAPITAL C					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W25 S14 W12 S25 E12 S2 FOP=[YR=1993] S4 E25 N4 W25\$ E25 N41 \$.											