



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 60
Interior Floo	08	SHT VINYL 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
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	1,080	100	1,080	131,557
FOP	102	30	31	3,776
TOTALS	1,182		1,111	135,334

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0810	CONCRETE A	0 100	2	3	6.00	SF	6.50	6.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		R-2	50.00	100.00	50.00

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,111	132.8710	126.23	140,242	2015	2015	0	0	0	3.50	96.50

1 SINGLE FAM - 100% - 2016

Heated Area: 1080

HX Base Yr 2016

1112 S 10TH ST, FERNANDINA BEACH	BLD DATE		LGL DATE	03/18/2024	MLU
	XF DATE		LAND DATE		
	INC DATE		AG DATE		

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		135,334	
TOTAL MARKET OB/XF VALUE		37	
TOTAL LAND VALUE - MARKET		110,000	
TOTAL MARKET VALUE		245,371	
SOH/AGL Deduction		141,687	
ASSESSED VALUE		103,684	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		53,684	
TOTAL JUST VALUE		245,371	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		228,086	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20152333	CO ISSUED	0	06/03/2015
20142333	NEW CONSTR	115,814	10/30/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2699/855	3/12/2024	WD U	I	I	17	31,300
GRANTOR: CAMACHO MARJORIE & LA						
GRANTEE: NASSAU HABITAT FOR						
2007/35	9/29/2015	SW U	I	I	17	86,400
GRANTOR: NASSAU HABITAT FOR HU						
GRANTEE: CAMACHO LAWRENCE &						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2015] W24 S45 E3 FOP=[YR=2015] S6 E17 N6 W17\$ E21 N45\$.									