

BLOCK 191 LOT 1
CITY OF FDNA BEACH

MORRIS CARL W REVOCABLE TRUST/MORRIS CARL W TRUSTE
85080 DICK KING RD
YULEE, FL 32097

2024

00-00-31-1800-0191-0010

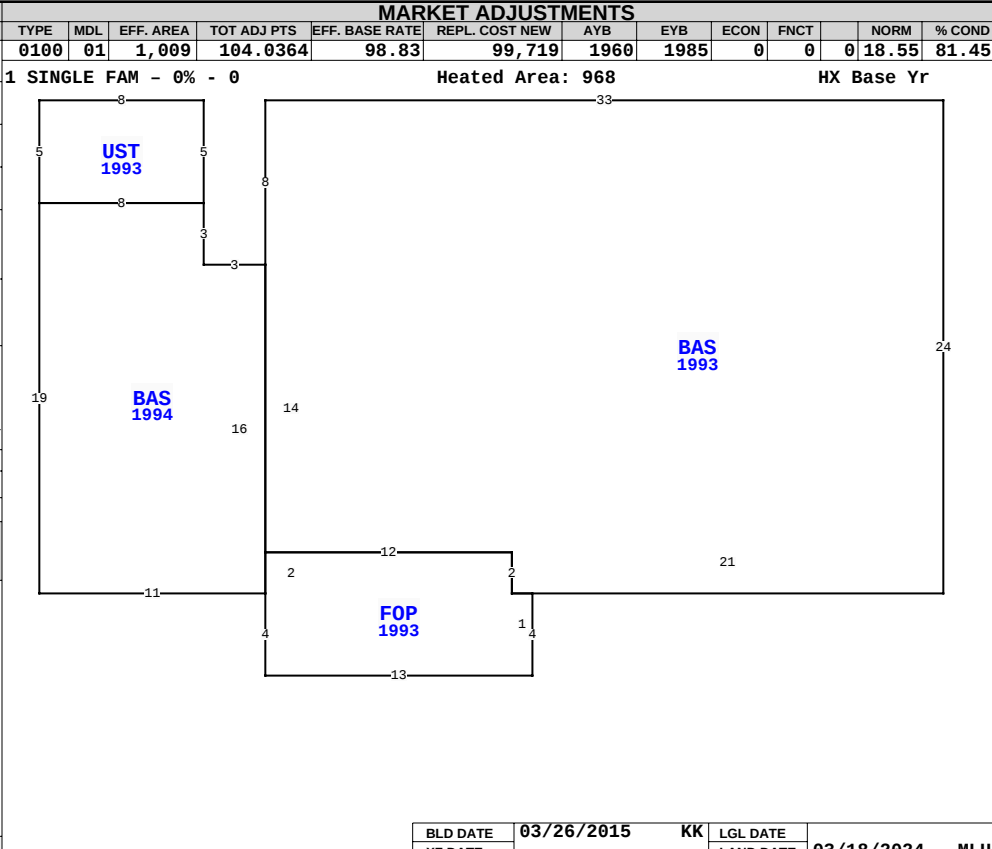


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	05	AVERAGE 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	CORK/VTILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	1	100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2017.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	768	100	768	61,821
BAS	200	100	200	16,099
FOP	76	30	23	1,851
UST	40	45	18	1,449
TOTALS	1,084		1,009	81,221

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0940	SHEDS/PORT	0	0	16	12			192.00	SF	30.00



1306 S 4TH ST, FERNANDINA BEACH	BLD DATE 03/26/2015	KK	LGL DATE	03/18/2024	MLU
	XF DATE		LAND DATE		
	INC DATE		AG DATE		

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			8
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		81,221	
TOTAL MARKET OB/XF VALUE		1,152	
TOTAL LAND VALUE - MARKET		100,000	
TOTAL MARKET VALUE		182,373	
SOH/AGL Deduction		38,692	
ASSESSED VALUE		143,681	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		143,681	
TOTAL JUST VALUE		182,373	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		163,740	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
884	CHNGE SRVC	50	05/01/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2524/0224	12/10/2021	QC	U	I	11	100
GRANTOR: MORRIS CARL W						
GRANTEE: MORRIS CARL W REVOC						
2513/0782	11/08/2021	QC	U	I	11	100
GRANTOR: MORRIS CARL W						
GRANTEE: MORRIS CARL W REVOC						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W33 S8 BAS=[YR=1994] W3 N3 UST=[YR=1993] N5 W8 S5 E8\$ W8 S19 E11 FOP=[YR=1993] S4 E13 N4 W1 N2 W12 S2\$ N16\$ S14 E12 S2 E21 N24\$.											

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	0008	RM	100.00	100.00	100.00	FF	1.00

TOTAL OB/XF											
1,152											
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	0008	RM	100.00	100.00	100.00	FF	1.00