

NASSAU COUNTY SCHOOL BOARD/
(SOUTHSIDE ELEMENTARY SCHOOL), 1201 ATLANTIC AVENUE
FERNANDINA BEACH, FL 32034

00-00-31-1800-0212-0010

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY														
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall		18	CEMENT BRK 100		7201	04	33,228	67.4500	131.86	4,381,444	1966	1966		0	0	0	39.75	60.25	VALUATION BY					STANDARD										
Roof Structure		01	FLAT 100		1 SCHOOL - 0% - 2023										Heated Area: 31102					HX Base Yr					Tax Group: 2					Tax Dist:				
Roof Cover		04	BUILT-UP 100																						12,117,958									
Interior Wall		01	MINIMUM 100																						401,151									
Interior Floor		06	VINYL ASB 100																						2,764,000									
Ceiling		01	FIN.SUSPD 100																						15,283,109									
Air Condition		06	ENG CENTRL 100																						339,825									
Heating Type		04	AIR DUCTED 100																						14,943,284									
Fixtures			30 100																						14,943,284									
Frame		02	WOOD FRAME 100																						0									
Story Height			12 100																						15,283,109									
RMS			1 100																						0									
Stories		1.	1. 100																															
Units			0 100																															
BUD8 Adjustme		02	DIST FB 100																															
Occupancy		00	NONE 100																															
Quality		03	Quality Level 03																															
DOR CODE		8300	PUBLIC SCHOOLS																															
MAP NUM			MKT AREA																						01									
NEIGHBORHOOD/LOC		1010.00																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	31,102	100	31,102	2,470,919																														
CAN	4,175	30	1,252	99,466																														
CAN	2,430	30	729	57,916																														
CAN	342	30	103	8,183																														
ULP	278	15	42	3,337																														
TOTALS					38,327		33,228	2,639,820											BLD DATE		06/29/2016		KK		LGL DATE				06/21/2024		TD			
EXTRA FEATURES					1112 JASMINE ST, FERNANDINA BEACH										XF DATE						LAND DATE													
															INC DATE						AG DATE													
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	0803	ASPHALT C	0	0	0	0		13,962.00 SF	2.00		2.00	100	2013	2013	3	72	20,105																	
2	0812	CONCRETE C	0	0	0	0		791.00 SF	4.00		4.00	100	2013	2013	3	94	2,974																	
3	0855	CONC PAVER	0	0	0	0		1,065.00 SF	10.00		10.00	100	2013	2013	3	94	10,011																	
4	0400	CONC CURB	0	0	0	0		897.00 LF	15.00		15.00	100	2013	2013	3	96	12,917																	
5	0424	CL FNC 6'	0	0	0	0		873.00 LF	20.00		20.00	100	2013	2013	3	85	14,841																	
6	0463	FENCE GATE	0	0	0	0		7.00 UT	300.00		300.00	100	2013	2013	3	85	1,785																	
7	0464	FNC GT 10'	0	0	0	0		2.00 UT	350.00		350.00	100	2013	2013	3	85	595																	
8	0422	CL FNC 4'	0	0	0	0		322.00 LF	17.25		17.25	100	2013	2013	3	85	4,721																	
9	0463	FENCE GATE	0	0	0	0		7.00 UT	345.00		345.00	100	2013	2013	3	85	2,053																	
10	0402	CONC BUMPE	0	0	0	0		1.00 UT	25.00		25.00	100	2013	2013	3	96	24																	
LAND DESCRIPTION					TOTAL OB/XF										70,026																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV										
1	008300	C	SCHOOL	0	0006	PI-1	0.00	0.00	13.82	AC		1.00	1.00	1.00	200,000.00	200,000.00	2,764,000																	

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[illegible]

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(SOUTHSIDE ELEMENTARY SCHOOL), 1201 ATLANTIC AVENUE
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[illegible]

NASSAU COUNTY SCHOOL BOARD/
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FERNANDINA BEACH, FL 32034

00-00-31-1800-0212-0010

REVIEW DATE	01/14/2021	BY	TWA	Total Acres:	13.82	Total Land Value:	2,764,000	Market:	0	Agricultural:	0	Common:	2,764,000	PRINTED 08/06/2024 BY SYS
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NASSAU COUNTY SCHOOL BOARD/
(SOUTHSIDE ELEMENTARY SCHOOL), 1201 ATLANTIC AVENUE
FERNANDINA BEACH, FL 32034

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