

BLOCK 214 S 22 FT OF C
OF 10 N 28 FT OF D OF 9
CITY OF FDNA BEACH

HAYNES RAYMOND A & STACEY LYNN
615 S 12TH STREET
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0214-09D1



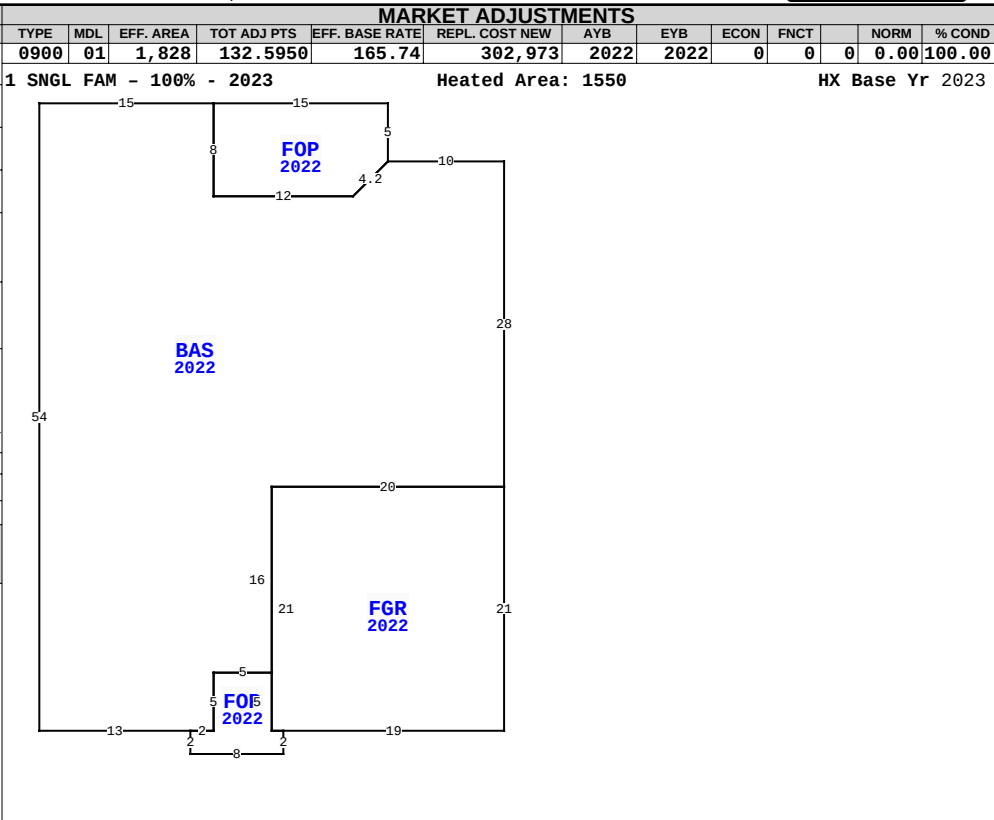
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	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	1,550	100	1,550	256,897
FGR	420	55	231	38,286
FOP	41	30	12	1,989
FOP	116	30	35	5,801

TOTALS	2,127		1,828	302,973
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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	0	0	750.00	SF	6.50	6.50



615 S 12TH ST, FERNANDINA BEACH	BLD DATE	LGL DATE	03/18/2024	MLU
	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	0810	CONCRETE A	0 100	0	0	750.00	SF	6.50	6.50	100	2022	2022	3	100	4,875	

LAND DESCRIPTION										TOTAL OB/XF								4,875	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VAL		
1	000100	C	SFR	100		R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	2,200.00	2,200.00	110,000		
REVIEW DATE: 09/09/2022 BY: EJA Total: 0.00 Fee: 110,000 Unit: 2200.00																			

NASSAU COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 2			Tax Dist:
BUILDING MARKET VALUE		302,973			
TOTAL MARKET OB/XF VALUE		4,875			
TOTAL LAND VALUE - MARKET		110,000			
TOTAL MARKET VALUE		417,848			
SOH/AGL Deduction		13,355			
ASSESSED VALUE		404,493			
TOTAL EXEMPTION VALUE		HX HB 50,000			
BASE TAXABLE VALUE		354,493			
TOTAL JUST VALUE		417,848			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		392,712			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20211715	NEW CONSTR	0	03/01/2022

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2611/0352	11/30/2022	WD	Q	I	01
GRANTOR: COLE & CARSON INC					SALE PRICE
GRANTEE: HAYNES RAYMOND ADRI					470,000
2527/1019	7/12/2021	WD	U	V	11
GRANTOR: GIBBS MICHAEL					100
GRANTEE: COLE & CARSON INC					

BUILDING NOTES																							
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BUILDING DIMENSIONS																							
BAS=[YR=2022] W10 FOP=[YR=2022] N5 W15 S8 E12 U3 R3 \$ D3 L3 W12 N8 W15 S54 E13 FOP=[YR=2022] S2 E8 N2 FGR=[YR=2022] E19 N21 W20 S21 E1\$ W1 N5 W5 S5 W2\$ E2 N5 E5 N16 E20 N28\$.																							