

BLOCK 241 LOTS 89 & 90
IN OR 772/1754
CITY OF FDNA BEACH

ROBERTS ERNEST JR & MICHELLE D
520 S 13TH ST TE
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0241-0890



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 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
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	1,316	100	1,316	120,579
FGR	393	55	216	19,791
FOP	16	30	5	458
PTO	48	5	2	183
TOTALS	1,773		1,539	141,011

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W			
1	0500	FP-PRE FAB	0	100	0	0			
2	0810	CONCRETE A	0	100	0	0			
3	1243	WD DECK F	0	100	0	0			
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LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	SFR	100	000

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,539	111.1800	105.62	162,549	1996	1996	0	0	0	13.25	86.75
1 SINGLE FAM - 100% - 1997 Heated Area: 1316 HX Base Yr 1997												
520 S 13TH TER, FERNANDINA BEACH												
BLD DATE: 03/18/2024 MLU												
XF DATE: 03/18/2024 MLU												
INC DATE: 03/18/2024 MLU												

NASSAU COUNTY PROPERTY												
VALUATION SUMMARY												
PAGE 1 of 1 2												
VALUATION BY STANDARD												
Tax Group: 2 Tax Dist:												
BUILDING MARKET VALUE 141,011												
TOTAL MARKET OB/XF VALUE 6,680												
TOTAL LAND VALUE - MARKET 110,000												
TOTAL MARKET VALUE 257,691												
SOH/AGL Deduction 151,479												
ASSESSED VALUE 106,212												
TOTAL EXEMPTION VALUE HX HB 50,000												
BASE TAXABLE VALUE 56,212												
TOTAL JUST VALUE 257,691												
NCON VALUE 0												
INCOME VALUE												
PREVIOUS YEAR MKT VALUE 241,500												

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B969865	NEW CONSTR	66,838	09/04/1996

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0772/1754	10/03/1996	WD	Q	I		75,900	
GRANTOR:ATLANTIC BUILDERS INC							
GRANTEE:ROBERTS ERNEST JR &							
0761/1047	5/31/1996	WD	U	V	09	15,000	
GRANTOR:PROCACCI FINANCILA GR							
GRANTEE:ATLANTIC BUILDERS I							

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=1996] W10 PTO=[YR=1996] N6 W8 S6 E8 \$ W30 S41 E4 S1 E9 N1 E4 FOP=[YR=1996] E4 FGR=[YR=1996] S4 E19 N20 W6 N1 W13 S17 \$ N4 W4 S4 \$ N4 E4 N13 E13 S1 E6 N25 \$.												