

DOMBKOWSKI BRUCE E & DEBRA G
527 S 14TH STREET
FERNANDINA BEACH, FL 32034

00-00-31-1800-0241-1000

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 80		
Interior Floo	11	CLAY TILE 20		
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	0 100		
Occupancy	00	NONE 100		
Quality	06	Quality Level 06		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 01		
NEIGHBORHOOD/LOC	1011	.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,318	100	1,318	148,745
FGR	296	55	163	18,396
FSP	16	40	6	677
TOTALS	1,630		1,487	167,818

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0320	01	1,487	130.9068	124.36	184,923	2004	2004	0	0	0	9.25	90.75

1 TOWNHOUSE - 100% - 2005
Heated Area: 1318
HX Base Yr 2005

Basement

First Floor

Second Floor

Third Floor

Fourth Floor

Fifth Floor

Sixth Floor

Seventh Floor

Eighth Floor

Ninth Floor

Tenth Floor

Eleventh Floor

Twelfth Floor

Thirteenth Floor

Fourteenth Floor

Fifteenth Floor

Sixteenth Floor

Seventeenth Floor

Eighteenth Floor

Nineteenth Floor

Twentieth Floor

Twenty-first Floor

Twenty-second Floor

Twenty-third Floor

Twenty-fourth Floor

Twenty-fifth Floor

Twenty-sixth Floor

Twenty-seventh Floor

Twenty-eighth Floor

Twenty-ninth Floor

Thirtieth Floor

Thirty-first Floor

Thirty-second Floor

Thirty-third Floor

Thirty-fourth Floor

Thirty-fifth Floor

Thirty-sixth Floor

Thirty-seventh Floor

Thirty-eighth Floor

Thirty-ninth Floor

Fortieth Floor

Forty-first Floor

Forty-second Floor

Forty-third Floor

Forty-fourth Floor

Forty-fifth Floor

Forty-sixth Floor

Forty-seventh Floor

Forty-eighth Floor

Forty-ninth Floor

Fiftieth Floor

Fifty-first Floor

Fifty-second Floor

Fifty-third Floor

Fifty-fourth Floor

Fifty-fifth Floor

Fifty-sixth Floor

Fifty-seventh Floor

Fifty-eighth Floor

Fifty-ninth Floor

Sixtieth Floor

Sixty-first Floor

Sixty-second Floor

Sixty-third Floor

Sixty-fourth Floor

Sixty-fifth Floor

Sixty-sixth Floor

Sixty-seventh Floor

Sixty-eighth Floor

Sixty-ninth Floor

Seventieth Floor

Seventy-first Floor

Seventy-second Floor

Seventy-third Floor

Seventy-fourth Floor

Seventy-fifth Floor

Seventy-sixth Floor

Seventy-seventh Floor

Seventy-eighth Floor

Seventy-ninth Floor

Eightieth Floor

Eighty-first Floor

Eighty-second Floor

Eighty-third Floor

Eighty-fourth Floor

Eighty-fifth Floor

Eighty-sixth Floor

Eighty-seventh Floor

Eighty-eighth Floor

Eighty-ninth Floor

Ninetieth Floor

Ninety-first Floor

Ninety-second Floor

Ninety-third Floor

Ninety-fourth Floor

Ninety-fifth Floor

Ninety-sixth Floor

Ninety-seventh Floor

Ninety-eighth Floor

Ninety-ninth Floor

Hundredth Floor

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2		Tax Dist:
BUILDING MARKET VALUE		167,818
TOTAL MARKET OB/XF VALUE		7,216
TOTAL LAND VALUE - MARKET		82,500
TOTAL MARKET VALUE		257,534
SOH/AGL Deduction		139,265
ASSESSED VALUE		118,269
TOTAL EXEMPTION VALUE		100,000
BASE TAXABLE VALUE		18,269
TOTAL JUST VALUE		257,534
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		251,674

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1242/0746	6/30/2004	WD	Q	I		142,500

GRANTOR: WINDWARD CONSTRUCTION
GRANTEE: DOMBKOWSKI BRUCE E
1112/1404 2/07/2003 WD U V 09 40,000
GRANTOR: SUTTON BYROM E
GRANTEE: WINDWARD CONSTRUCTI

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] W30 S53 E3 S2 E5 N2 E3 FSP=[YR=2004] E4
FGR=[YR=2004] S2 E15 N20 W13 S2 W2 S16\$ N4 W4 S4\$ N4 E4 N12
E2 N2 E13 N35\$.

LAND DESCRIPTION

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	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100		R-2	37.00	100.00	37.50	FF		1.00	1.00	1.00	2,200.00	2,200.00	82,500							

EXTRA FEATURES

527 S 14TH ST, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

03/18/2024 MLU

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	0877	JACUZZI	0 100	0 0	1.00	UT	1,000.00	1,000.00	100	2004	2004	3	22	220	
2	0810	CONCRETE A	0 100	0 0	1,100.00	SF	6.50	6.50	100	2004	2004	3	84	6,006	
3	1242	WD DECK A	0 100	0 0	450.00	SF	10.00	10.00	100	2004	2004	3	22	990	

TOTAL OB/XF

7,216

REVIEW DATE

05/12/2019

BY

KBA

Total Acres: 0.00

Total Land Value: 82,500

Market: 0

Agricultural: 0

Common: 82,500

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