



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 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
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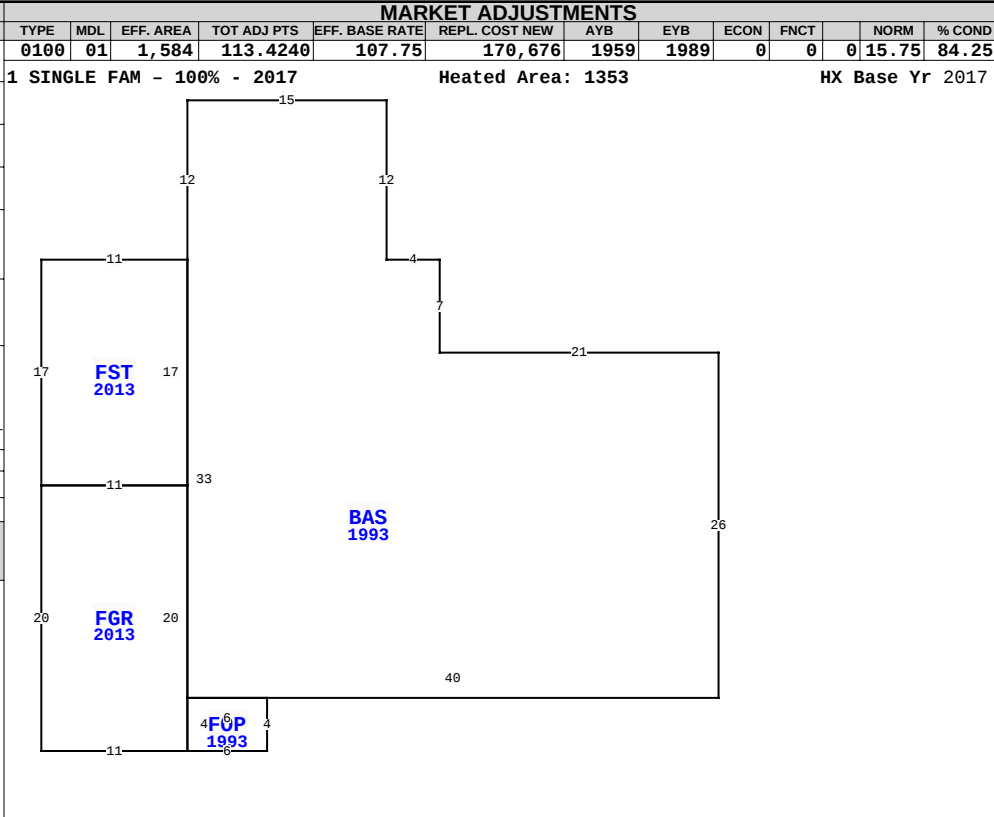
NEIGHBORHOOD/LOC	1011.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,353	100	1,353	122,825
FGR	220	55	121	10,985
FOP	24	30	7	635
FST	187	55	103	9,350

TOTALS	1,784		1,584	143,795
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0866	POOL FIBER	0 100	28	11	308.00	SF	72.00	72.00	100	1995
2	0810	CONCRETE A	0 100	49	8	392.00	SF	6.50	6.50	100	1959
3	0845	KOOL DECK	0 100	84	3	252.00	SF	7.25	7.25	100	1995
4	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1990
5	0810	CONCRETE A	0 100	12	15	180.00	SF	6.50	6.50	100	1993
6	0755	FSP	0 100	12	15	180.00	SF	20.00	20.00	100	1993
7	0825	BRICK	0 100	21	3	63.00	SF	12.50	12.50	100	2006
8	0940	SHEDS/PORT	0 100	12	8	96.00	SF	30.00	30.00	100	2014

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	100	0006	R-1	86.00	141.00	86.00	FF	



731 S 15TH 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	0866	POOL FIBER	0 100	28	11	308.00	SF	72.00	72.00	100	1995	1995	3	20	4,435	
2	0810	CONCRETE A	0 100	49	8	392.00	SF	6.50	6.50	100	1959	1959	3	20	510	
3	0845	KOOL DECK	0 100	84	3	252.00	SF	7.25	7.25	100	1995	1995	3	70	1,279	
4	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1990	1990	3	68	2,380	
5	0810	CONCRETE A	0 100	12	15	180.00	SF	6.50	6.50	100	1993	1993	3	66	772	
6	0755	FSP	0 100	12	15	180.00	SF	20.00	20.00	100	1993	1993	3	20	720	
7	0825	BRICK	0 100	21	3	63.00	SF	12.50	12.50	100	2006	2006	3	96	756	
8	0940	SHEDS/PORT	0 100	12	8	96.00	SF	30.00	30.00	100	2014	2014	3	65	1,872	

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	100	0006	R-1	86.00	141.00	86.00	FF	

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 2						Tax Dist:					
BUILDING MARKET VALUE						143,795					
TOTAL MARKET OB/XF VALUE						12,724					
TOTAL LAND VALUE - MARKET						151,360					
TOTAL MARKET VALUE						307,879					
SOH/AGL Deduction						147,745					
ASSESSED VALUE						160,134					
TOTAL EXEMPTION VALUE						50,000					
BASE TAXABLE VALUE						110,134					
TOTAL JUST VALUE						307,879					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						287,626					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20140026	8X12SHED	0	01/07/2014
20061395	XFOB	2,450	06/20/2006
7912	ADDITION	15,000	09/22/1993
7306	GARAGE	1,500	09/08/1992

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2053/0466	6/15/2016	WD	Q	I	01	165,000	
GRANTOR: MILLER CHARLES N							
GRANTEE: WILLIAMS CAROL H							
1830/0884	12/17/2012	WD	Q	I	02	80,000	
GRANTOR: FOURNIER JOHN E & KAM							
GRANTEE: MILLER CHARLES N							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W21 N7W4N12W15S12 FST=[YR=2013] W11 S17 FGR=[YR=2013] S20 E11 FOP=[YR=1993] E6N4W6S4\$ N20 W11\$ E11 N17\$ S33 E40 N26\$.											