



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	15	CONC BLOCK 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 70
Roof Cover	02	ROLL COMP 30
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
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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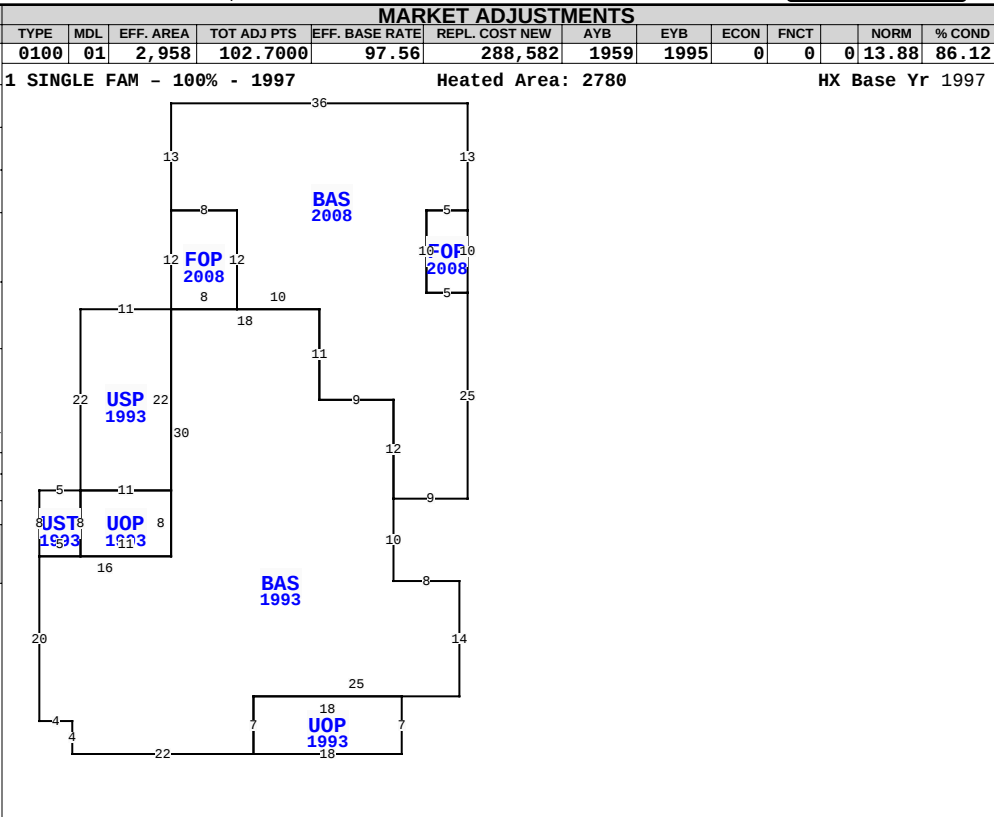
NEIGHBORHOOD/LOC	1011.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,720	100	1,720	144,512
BAS	1,060	100	1,060	89,060
FOP	50	30	15	1,260
FOP	96	30	29	2,436
UOP	88	20	18	1,512
UOP	126	20	25	2,100
USP	242	30	73	6,133
UST	40	45	18	1,512

TOTALS	3,422		2,958	248,527
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0810	CONCRETE A	0	100	0	0	585.00	SF	6.50	6.50	761
2	0810	CONCRETE A	0	100	13	11	143.00	SF	6.50	6.50	186
3	0940	SHEDS/PORT	0	100	6	10	60.00	SF	30.00	30.00	360

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	100		R-1	86.00	230.00	86.00	FF	



609 S 15TH ST, FERNANDINA BEACH	BLD DATE	LGL DATE	03/18/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF											
1,307											

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		248,527	
TOTAL MARKET OB/XF VALUE		1,307	
TOTAL LAND VALUE - MARKET		189,200	
TOTAL MARKET VALUE		439,034	
SOH/AGL Deduction		294,442	
ASSESSED VALUE		144,592	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		94,592	
TOTAL JUST VALUE		439,034	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		410,799	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20070156	OTHER	0	01/30/2007
20070157	H/AC	0	01/30/2007
20070158	ELEC OTHER	0	01/30/2007
20041392	ADDITION	40,000	08/02/2004

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
0767/0439	8/01/1996	WD Q	I		
GRANTOR: MCMONAGLE IRENE MOORE					
GRANTEE: SCHOL RICHARD SCOTT					

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=1993] W18 USP=[YR=1993] W11 S22 UST=[YR=1993] W5 S8 E5 UOP=[YR=1993] E11 N8 W11 S8\$ N8\$ E11 N22\$ S30 W16 S20 E4 S4 E22 UOP=[YR=1993] E18 N7 W18 S7\$ N7 E25 N14 W8N10 BAS=[YR=2008] E9N25 FOP=[YR=2008] N10W5S10 E5\$ W5N10E5N13W36S13 FOP=[YR=2008] S12E8N12W8\$ E8S12E10S11E9S12\$ N12 W9 N11\$.											