

LOT 4
IN OR 964/494
BEACHWOOD VILLAGE UNIT 1

DUDIAK MIRIAM
6 WAX MYRTLE
FERNANDINA BEACH, FL 32034

2024

01-6N-29-0201-0004-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	12	HARDWOOD 30
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
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

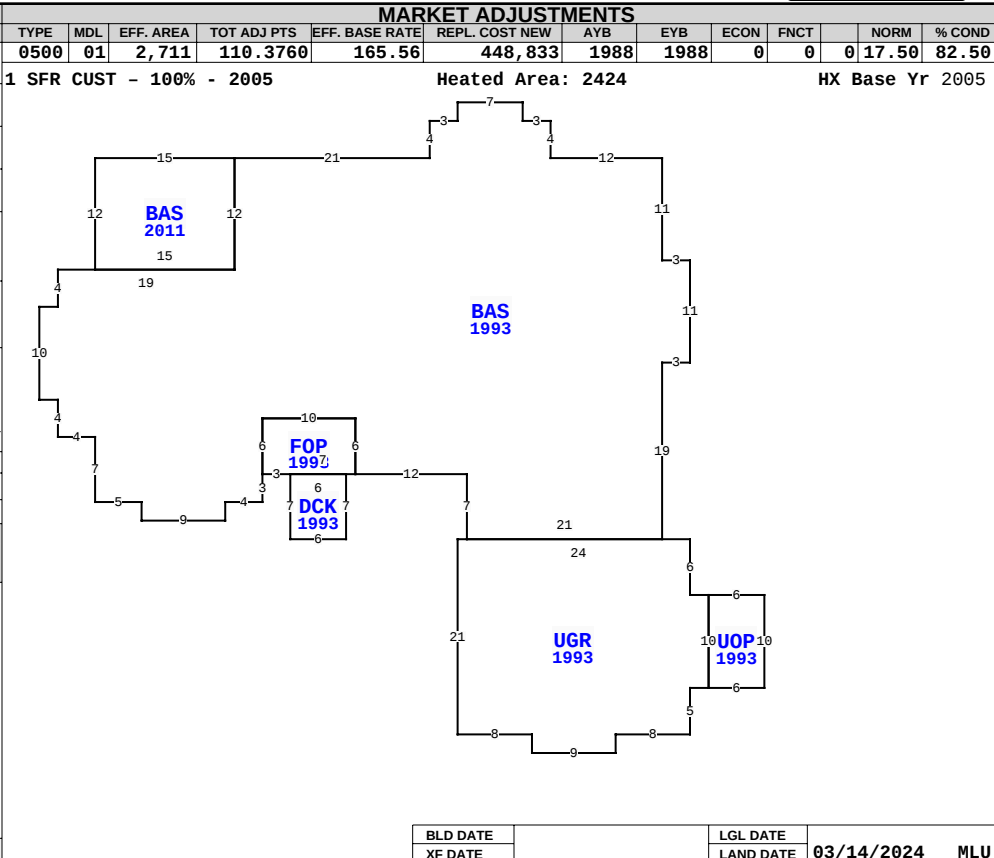
MAP NUM		MKT AREA	10
NEIGHBORHOOD/LOC	10001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,244	100	2,244	306,502
BAS	180	100	180	24,586
DCK	42	10	4	546
FOP	60	30	18	2,459
UGR	563	45	253	34,557
UOP	60	20	12	1,639

TOTALS	3,149		2,711	370,287
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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	1242	WD DECK A	0 100	0	0	595.00	SF	10.00	10.00	100	1988
2	0812	CONCRETE C	0 100	0	0	2,434.00	SF	4.00	4.00	100	1988
3	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2012

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		RSF-1	0.00	0.00	1.00	LT	



6 WAX MYRTLE RD, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

03/14/2024 MLU

ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
100	1988	1988	3	20	1,190	
100	1988	1988	3	54.5	5,306	
100	2012	2012	3	95	1,900	

TOTAL OB/XF 8,396

NASSAU COUNTY PROPERTY		PAGE 1 of 1	5
VALUATION SUMMARY		STANDARD	
VALUATION BY		Tax Group: 5	
BUILDING MARKET VALUE		Tax Dist:	
TOTAL MARKET OB/XF VALUE		370,287	
TOTAL LAND VALUE - MARKET		425,000	
TOTAL MARKET VALUE		803,683	
SOH/AGL Deduction		381,125	
ASSESSED VALUE		422,558	
TOTAL EXEMPTION VALUE		HX HB WX 55,000	
BASE TAXABLE VALUE		367,558	
TOTAL JUST VALUE		803,683	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		745,083	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P1216179	WTRHTR	0	10/01/2012
4443	NEW CONSTR	95,580	10/19/1987

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0964/0494	12/29/2000	WD	Q	I	
GRANTOR: ELLENBURG HOMER M & J					SALE PRICE 379,000
GRANTEE: FEDORKO FREDERICK J					
0835/1620	6/02/1998	TD	Q	I	
GRANTOR: COHEN ALAN M TRUSTEE					240,000
GRANTEE: ELLENBURG HOMER M &					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W3 N11 W12 N4 W3 N2 W7 S2 W3 S4 W21											
BAS=[YR=2011] W15 S12 E15 N12S12 W19 S4 W2 S10 E2 S4 E4 S7											
E5 S2 E9 N2 E4 N3 FOP=[YR=1993] E3 DCK=[YR=1993] S7 E6 N7 W6											
\$ E7 N6 W10 S6\$ N6 E10 S6 E12 S7 UGR=[YR=1993] W1 S21 E8 S2											
E9 N2 E8 N5 E2 UOP=[YR=1993] E6 N10 W6 S10 \$ N10 W2 N6 W24\$											
E21 N19 E3 N11\$.											