



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall12CEDAR 50

Exterior Wall23REINF CONC 50

Roof Structur03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo12HARDWOOD 70

Interior Floo15HARDTILE 30

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms4 100

Bathrooms3 100

Frame Stories Units04 REIN CONC 100
2. 2. 100
0 100

BUD8 Adjustme Occupancy02 DIST FB 100
00 NONE 100

Quality03Quality Level 03

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA01

NEIGHBORHOOD/LOC1041.0100

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAL9615141,858

BAL20115303,981

BAS1,0151001,015134,687

FOP20830628,227

FUS1,2161001,216161,359

UOP37020749,820

TOTALS3,1062,411319,932

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONECNFNCTNORM% COND

0900012,411119,9520149.94361,5051988200000011.5088.50

1 SNGL FAM - 100% - 2008Heated Area: 2231HX Base Yr

352929103537

BAS1993

UOP1993

3832812826812

FUS1993

FOP1993

BAL1993

BAL1993

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE319,932

TOTAL MARKET OB/XF VALUE10,912

TOTAL LAND VALUE - MARKET267,750

TOTAL MARKET VALUE598,594

SOH/AGL Deduction9,521

ASSESSED VALUE589,073

TOTAL EXEMPTION VALUE13589,073

BASE TAXABLE VALUE0

TOTAL JUST VALUE598,594

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE571,916

PERMIT NUMDESCRIPTIONAMTISSUED

20132834WINDOWS6,45412/17/2013

20130284REROOF W/30YR SHN6,48502/12/2013

20040071REPAIR CEDAR LAP001/18/2004

19972040XFOB1,77809/15/1997

10576REMODEL16,40006/27/1997

10475XFOB1,50005/07/1997

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMEI/RSN CD SALE PRICE

1521/19228/28/2007QCQUOI01107,800

GRANTOR:MOOREHEAD CYNTHIA B &

GRANTEE:MOOREHEAD CYNTHIA B

1206/00142/04/2004WDQIQI355,000

GRANTOR:KEATING JOHN P & LAUR

GRANTEE:MOOREHEAD CYNTHIA &

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W35 S29 UOP=[YR=1993] W2 S10 E37 N10 W35 \$ E35 N29 \$ PTR= E15 FUS=[YR=1993] E38 S15 BAL=[YR=1993] E9 S17 W3 S8 W6 FOP=[YR=1993] W26 BAL=[YR=1993] W12 N8 E12 S8 \$ N8 E26 S8 \$ N25 \$ S17 W38 N32 \$ W15 \$.

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYR CONSRV

1000100CSFR1000006R-275.00100.0075.00FF1.001.000.854,200.003,570.00267,750

EXTRA FEATURES

737 TARPON AVE, FERNANDINA BEACH

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

03/20/2024MLU

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10810CONCRETE A010000955.00SF6.506.5010019881988354.53,383

20810CONCRETE A01001540600.00SF6.506.50100199819983752,925

30810CONCRETE A010031545.00SF6.506.5010019881988354.5159

40510GARAGE WD-01001616256.00SF35.0035.00100199819983262,330

50855CONC PAVER01000099.00SF5.005.0010019981998375371

60600SUMMER KIT0100001.00UT5,000.005,000.00100199819983201,000

70476VF 6 SBPL01000028.00LF32.0032.0010020122012383744

TOTAL OB/XF10,912

REVIEW DATE05/12/2019BYKBA

Total Acres: 0.00Total Land Value: 267,750Market: 0Agricultural: 0Common: 267,750PRINTED 08/06/2024 BY SYS