

**TOWNS VIRGINIA L L/E/
941412 OLD NASSAUVILLE ROAD
FERNANDINA BEACH, FL 32034**

32-2N-28-0000-0014-0010

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall19COMMON BRK 100

Roof Structur03GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 90

Interior Floo08SHT VINYL 10

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

BedroomsBathroomsFrame02WOOD FRAME 100

Stories Units1.1. 100
0 100

BUD8 Adjustme04DIST 01 100

Occupancy00NONE 100

Quality05Quality Level 05

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4005.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAS1,9031001,903164,196

FOP7230221,898

FOP8430252,157

FOP16230494,228

UGR2644511910,267

MARKET ADJUSTMENTS

TYPEDMDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0100012,118132.5940125.96266,783196419800031.5068.50

1 SINGLE FAM - 100% - 0Heated Area: 1903HX Base Yr

127FOP19937

1222UGR19932235

126FOP199366

59

27

27

35

16

16

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/30/2023MLU

NASSAU COUNTY PROPERTY

PAGE 1 of 1

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE182,746

TOTAL MARKET OB/XF VALUE8,762

TOTAL LAND VALUE - MARKET154,500

TOTAL MARKET VALUE346,008

SOH/AGL Deduction201,569

ASSESSED VALUE144,439

TOTAL EXEMPTION VALUEHX HB WX55,000

BASE TAXABLE VALUE89,439

TOTAL JUST VALUE346,008

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE338,434

PERMIT NUMDESCRIPTIONAMTISSUED

R1313471MTLR0OF7,95005/01/2013

B24460ADDITION7,81203/01/2011

962019H/AC011/01/1996

055REPAIR/RRF1,00005/01/1993

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYVOLUMERSN CD SALE PRICE

2575/06405/17/2022LEUII11100

GRANTOR:TOWNS VIRGINIA L

GRANTEE:TOWNS VIRGINIA L RE

2126/12386/13/2017FJU I 11100

GRANTOR:TOWNS THURSTON EDWIN

GRANTEE:VIRGINIA TOWNS

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W59 FOP=[YR=1993] W12 S7 UGR=[YR=1993] S22
FOP=[YR=1993] S6 E12 N6 W12\$ E12 N22W12\$ E12N7\$ S35 E16
FOP=[YR=1993] E27 N6 W27S6\$ N6 E27 S6 E16 N35\$.

EXTRA FEATURES

941412 OLD NASSAUVILLE RD, FERNANDINA BEACH

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

10350CARPORT WD01002024480.00SF8.588.5810019751975320824

20200BARN WD 0-010063301,890.00SF15.0015.00100200020003287,938

LAND DESCRIPTION

TOTAL OB/XF8,762

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000115CSFR ACRES100ORD0.000.002.06AC1.001.001.0075,000.0075,000.00154,500

REVIEW DATE03/21/2019BYKWA

Total Acres: 2.06Total Land Value: 154,500Market: 0Agricultural: 0Common: 154,500PRINTED 08/06/2024 BY SYS