RECEPTION CENTER
IN OR 412 PG 29

EASTERLIN P R JR
4800 AMELIA ISLAND PKWY #R
FERNANDINA BEACH, FL 32034

2025

00-00-30-0090-000R-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

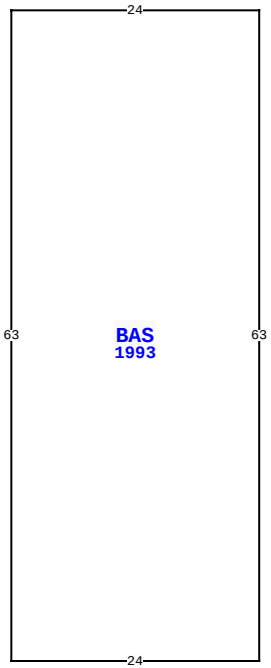
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	08	DECORATIVE 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Ceiling	01	FIN.SUSPD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		5 100
Frame	02	WOOD FRAME 100
Story Height		8 100
RMS		7 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	1700	OFFICE BUILDINGS
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3002.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100	1993	1,512	142,657
TOTALS	1,512			1,512	142,657

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
1701	04	1,512	98.7525	138.75	209,790	1981	1995	0	0	0	32.00	68.00

1 OFFICE – 0% - 0 Heated Area: 1512 HX Base Yr



4800 AMELIA ISLAND PKWY R, FERNANDINA BEACH

BLD DATE	04/05/2019 KK	LGL DATE	
XF DATE	04/05/2019 KK	LAND DATE	04/05/2019 KK
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE	142,657
TOTAL MARKET OB/XF VALUE	9,828
TOTAL LAND VALUE - MARKET	95,000
TOTAL MARKET VALUE	247,485
SOH/AGL Deduction	51,428
ASSESSED VALUE	196,057
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	196,057
TOTAL JUST VALUE	247,485
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	231,066

A.S.R.C. RENTAL & SALES RECEPTION CENTER FLORIDA P

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0412/0029	2/01/1984	WD	Q	I		50,000

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W24 S63 E24 N63$.

EXTRA FEATURES

LN	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	0802	ASPHALT B	0	0	36	27	972.00	SF	2.40	2.40	100	1981	1981	3	50	1,166	
2	0400	CONC CURB	0	0	0	0	92.00	LF	15.00	15.00	100	1981	1981	3	46.5	642	
3	0850	PEBBLE WLK	0	0	0	0	382.00	SF	3.50	3.50	100	1981	1981	3	32.5	435	
4	1242	WD DECK A	0	0	17	4	68.00	SF	10.00	10.00	100	1991	1991	3	20	136	
5	0462	ST/AL FNC	0	0	0	0	582.00	SF	10.00	10.00	100	2005	2005	3	36	2,095	
6	0803	ASPHALT C	0	0	0	0	5,286.00	SF	2.00	2.00	100	1981	1981	3	50	5,286	
7	0850	PEBBLE WLK	0	0	10	6	60.00	SF	3.50	3.50	100	1981	1981	3	32.5	68	

LAND DESCRIPTION

TOTAL OB/XF 9,828

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	001700	C	1STORY OFF	0	0006	RG-2	0.00	0.00	1.00	UT		1.00	1.00	1.00	95,000.00	95,000.00	95,000							

REVIEW DATE 04/05/2019 BY KK Total Acres: 0.00 Total Land Value: 95,000 Market: 0 Agricultural: 0 Common: 95,000 PRINTED 07/30/2025 BY SYS