LOT 29
IN OR 1310/1195
CASHEN WOOD SUB PB 5/221

PALMER JOSEPH S JR & PAMELA S
2148 CASHEN WOOD DRIVE
FERNANDINA BEACH, FL 32034

2025

00-00-30-0174-0029-0000

BUILDING CHARACTERISTICS

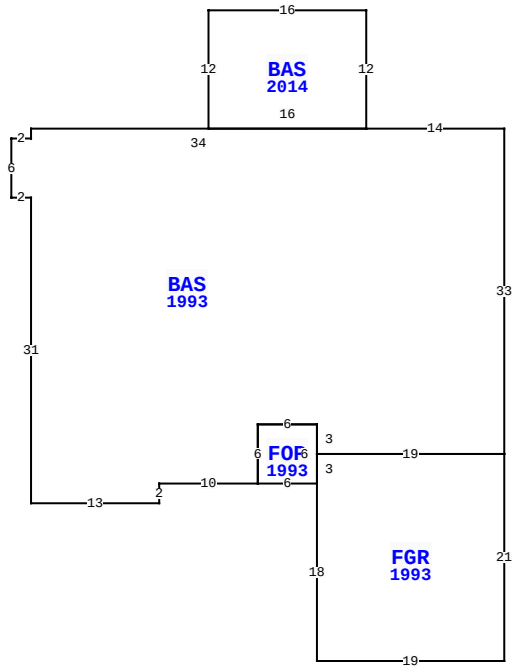
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 90
Exterior Wall	21	STONE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2012.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,673	100	1993	1,673	224,537
BAS	192	100	2014	192	25,769
FGR	399	55	1993	219	29,393
FOP	36	30	1993	11	1,476
TOTALS	2,300			2,095	281,175

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,095	119.6874	157.99	330,989	1993	1993	0	0	0	15.05	84.95

1 SNGL FAM – 100% - 2006 Heated Area: 1865 HX Base Yr 2006



BLD DATE	
XF DATE	
INC DATE	
LGL DATE	
LAND DATE	05/01/2025 MLU
AG DATE	

2148 CASHEN WOOD DR, FERNANDINA BEACH

NASSAU COUNTY PROPERTY

PAGE 1 of 1 8

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		281,175
TOTAL MARKET OB/XF VALUE		6,382
TOTAL LAND VALUE - MARKET		140,000
TOTAL MARKET VALUE		427,557
SOH/AGL Deduction		263,246
ASSESSED VALUE		164,311
TOTAL EXEMPTION VALUE	VX HX HB	55,722
BASE TAXABLE VALUE		108,589
TOTAL JUST VALUE		427,557
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		398,774

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1313493	ROOF	9,162	05/01/2013
E018025	REMODEL	1,000	04/01/2001
M0015002	SIGNS	325	04/01/2001
B0108080	ADDITION	7,602	03/01/2001
V000080	REPAIR/RRF	7,195	05/01/2000
00232	NEW CONSTR	72,912	05/01/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1310/1195	4/19/2005	WD	Q	I		240,000
GRANTOR: MEIERDIERCK SUSAN						
GRANTEE: PALMER JOSEPH S JR						
1239/1468	6/22/2004	QC	Q	I	06	100
GRANTOR: MEIERDIERCK MICHAEL						
GRANTEE: MEIDRDIERCK SUSAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W14BAS=[YR=2014] N12 W16 S12 E16 $ W34 S1 W2 S6 E2 S31 E13 N2 E10 FOP=[YR=1993] E6 FGR=[YR=1993] S18 E19 N21 W19 S3 $ N6 W6 S6 $ N6 E6 S3 E19 N33 $.

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	0811	CONCRETE B	0	100	44	16	704.00	SF	5.20	5.20	100	1993	1993	3	64	2,343	
2	0810	CONCRETE A	0	100	28	3	84.00	SF	6.50	6.50	100	1993	1993	3	64	349	
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1993	1993	3	72	2,520	
4	1242	WD DECK A	0	100	0	0	260.00	SF	10.00	10.00	100	2011	2011	3	45	1,170	

LAND DESCRIPTION

TOTAL OB/XF 6,382

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	000116	C	RES MARSH	100	0003	RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	140,000.00	140,000.00	140,000							

REVIEW DATE 05/15/2020 BY DJA Total Acres: 0.00 Total Land Value: 140,000 Market: 0 Agricultural: 0 Common: 140,000 PRINTED 07/30/2025 BY SYS