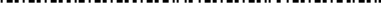


JAMIESON S NICOLE
413 STANLEY DRIVE
FERNANDINA BEACH, FL 32034

2025



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall
Roof Structur

05
03

AVERAGE 100
GABLE/HIP 100

Roof Cover
Interior Wall

03
06

COMP SHNGL 100
CUST PANEL 60

Interior Wall
Interior Floo

05
12

DRYWALL 40
HARDWOOD 80

Interior Floo
Air Condition

11
03

CLAY TILE 20
CENTRAL 100

Heating Type
Bedrooms
Bathrooms

04

AIR DUCTED 100
2 100
1.5 100

Frame
Stories
Units

02
1.

WOOD FRAME 100
1. 100
0 100

BUD8 Adjustme
Occupancy

05
00

DIST 1A 100
NONE 100

Quality

06

Quality Level 06

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

02

NEIGHBORHOOD/LOC

2018.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

700

100

1993

700

132,196

BAS

63

100

2007

63

11,898

BAS

98

100

2007

98

18,507

UCP

345

20

1993

69

13,031

UOP

55

20

1993

11

2,078

TOTALS

1,261

941

177,709

EXTRA FEATURES

L N

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

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

REVIEW DATE

05/12/2019

BY

KBA

Total Acres: 0.00

Total Land Value: 111,800

Market: 0

Agricultural: 0

Common: 111,800

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYEBCONFNCTNORM% CONDO

090001941153.0144201.98190,06319562010006.5093.50

1 SNGL FAM - 0% - 2025Heated Area: 861HX Base Yr

9

14

7

7

2

13

10

18

23

23

25

25

15

28

11

5

5

11

UCP

1993

BAS

1993

UOP

1993

BAS

2007

BAS

2007

NASSAU COUNTY PROPERTY

PAGE 1 of 1

8

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 8Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

177,7090111,800289,5090289,5090289,5090289,5090228,797

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / VRSN CD SALE PRICE

2728/3867/02/2024WDUUI11100

GRANTOR: BLANKENSHIP JESSE JEN

GRANTEE: JAMIESON S NICOLE

2722/16955/31/2024WDQUI01380,000

GRANTOR: BLANKENSHIP JESSE J &

GRANTEE: JAMIESON S NICOLE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993;ORIG=0,0] W18 W10 S25 E28 N25 \$
UCP=[YR=1993;ORIG=-41,0] W2 S23 E15 N23 W13 \$
BAS=[YR=2007;ORIG=-18,0] N7 W14 S7 E14 \$
BAS=[YR=2007;ORIG=-32,-7] W9 S7 E9 N7 \$
UOP=[YR=1993;ORIG=-28,25] S5 E11 N5 W11 \$
.