BLOCK B LOTS 2 & E50 FT OF 6
& ALL OF LOT 8
IN OR 936/348 & IN OR 935/629

FIVE POINTS BAPTIST CHURCH INC
736 BONNIE VIEW
FERNANDINA BEACH, FL 32034

2025

00-00-30-042B-000B-0020

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	7000	VAC INSTITUTIONAL	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2018.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

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

1975 OAK DR, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		128,000
TOTAL MARKET VALUE		128,000
SOH/AGL Deduction		54,302
ASSESSED VALUE		73,698
TOTAL EXEMPTION VALUE	02	73,698
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		128,000
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		128,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9703832	DEMOLITION	0	04/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0936/0348	6/12/2000	WD	Q	I		34,000
GRANTOR: BRAZELL CLYDE N						
GRANTEE: FIVE POINTS BAPTIST						
0641/0520	11/15/1991	QC	Q	I	01	100
GRANTOR: BRAZELL RICKY & W C						
GRANTEE: BRAZELL CLYDE & W C						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	007000	C	VAC INSTITAL	0		RSF-	2100.00	200.00	20,000.00	SF		1.00	1.00	1.00	4.00	4.00	80,000							
2	007000	C	VAC INSTITAL	0		RSF-	2100.00	120.00	12,000.00	SF		1.00	1.00	1.00	4.00	4.00	48,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 128,000 Market: 0 Agricultural: 0 Common: 128,000 PRINTED 07/30/2025 BY SYS