PT OF LOTS 71 & 72
IN OR 1459/1853
SUB PT OF SEC 4 PB 0/59

CHURCH OF GOD OF PROPHECY OF FERNANDINA BEACH INC
2712 SOUTH 14TH STREET
FERNANDINA BEACH, FL 32034

2025

00-00-30-0740-0071-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Ceiling	01	FIN.SUSPD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		4 100
Frame	02	WOOD FRAME 100
Story Height		9 100
RMS		4 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

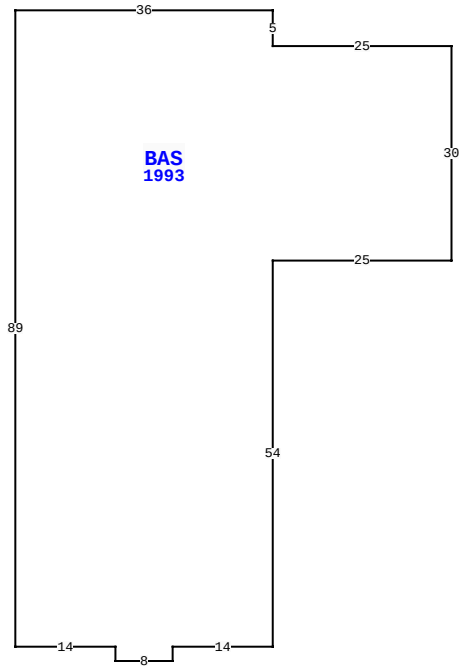
DOR CODE	7100	CHURCHES	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2002.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,970	100	1993	3,970	439,839
TOTALS	3,970			3,970	439,839

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
7101	04	3,970	86.2110	134.70	534,759	1982	1982	0	0	0	17.75	82.25

1 CHURCH – 0% - 0 Heated Area: 3970 HX Base Yr



2712 S 14TH ST, FERNANDINA BEACH

BLD DATE	01/23/2018	KK	LGL DATE	
XF DATE	01/23/2018	KK	LAND DATE	01/23/2018 KK
INC DATE			AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		439,839
TOTAL MARKET OB/XF VALUE		6,356
TOTAL LAND VALUE - MARKET		200,000
TOTAL MARKET VALUE		646,195
SOH/AGL Deduction		98,794
ASSESSED VALUE		547,401
TOTAL EXEMPTION VALUE	02	547,401
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		646,195
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		648,421

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1459/1853	11/17/2006	WD	Q	I	06	100
GRANTOR: CHURCH OF GOD OF PROP						
GRANTEE: CHURCH OF GOD OF PR						
0367/0506	8/01/1982	WD	Q	V		21,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W25 N5 W36 S89 E14 S2 E8 N2 E14 N54 E25 N30$.

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	0810	CONCRETE A	0	0	9	4	36.00	SF	6.50	6.50	100	1982	1982	3	35	82	
2	1241	WD DECK G	0	0	3	3	9.00	UT	11.50	11.50	100	1982	1982	3	20	21	
3	0441	STK FNC 4'	0	0	0	0	23.00	LF	6.50	6.50	100	2000	2000	3	20	30	
4	0810	CONCRETE A	0	0	0	0	67.00	SF	6.50	6.50	100	2000	2000	3	77	335	
5	0097	AWNING CN	0	0	0	0	12.00	SF	65.00	65.00	100	2000	2000	3	40	312	
6	0940	SHEDS/PORT	0	0	7	8	56.00	SF	30.00	30.00	100	1990	1990	3	20	336	
7	0940	SHEDS/PORT	0	0	8	8	64.00	SF	30.00	30.00	100	1990	1990	3	20	384	
8	0810	CONCRETE A	0	0	0	0	477.00	SF	6.50	6.50	100	2000	2000	3	77	2,387	
9	0972	ST LGHT UN	0	0	0	0	3.00	UT	2,530.00	2,530.00	100	1990	1990	3	27	2,049	
10	0971	ST LGHT OV	0	0	0	0	1.00	UT	1,555.00	1,555.00	100	1990	1990	3	27	420	

LAND DESCRIPTION

TOTAL OB/XF 6,356

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	007100	C	CHURCH	0	0003	RSF-2	0.00	0.00	2.00	AC		1.00	1.00	1.00	100,000.00	100,000.00	200,000							

REVIEW DATE 04/23/2025 BY DC Total Acres: 2.00 Total Land Value: 200,000 Market: 0 Agricultural: 0 Common: 200,000 PRINTED 07/30/2025 BY SYS