

BLOCK 15 LOT 2  
IN OR 1813/454  
AMELIA PARK PHASE 1 UNIT 6

SHERRILL JOHN A  
1886 PERIMETER PARK RD W  
FERNANDINA BEACH, FL 32034

**2025**

00-00-31-102P-0015-0020

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	70
Interior Floo	14	CARPET	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1. 100	
Units		0	100
Occupancy	00	NONE	100
Quality	03	Quality Level	03
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1031.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,310	100	2005
FGR	406	55	2005
FOP	90	30	2005
FOP	226	30	2005
FOP	445	30	2005
STR	10	10	2005
STR	40	10	2005
STR	63	10	2005
TOTALS	3,590		

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
1	SFR CUST	- 100%	- 2016	218.64	606,289	2005	2005	0	0	9.00	91.00												
Heated Area: 2310						HX Base Yr 2016																	
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>LGL DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td>05/08/2025</td> </tr> <tr> <th>XF DATE</th> <th>LAND DATE</th> </tr> <tr> <td></td> <td></td> </tr> <tr> <th>INC DATE</th> <th>AG DATE</th> </tr> <tr> <td></td> <td></td> </tr> </tbody> </table>												BLD DATE	LGL DATE		05/08/2025	XF DATE	LAND DATE			INC DATE	AG DATE		
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			551,723
TOTAL MARKET OB/XF VALUE			6,917
TOTAL LAND VALUE - MARKET			300,000
TOTAL MARKET VALUE			858,640
SOH/AGL Deduction			385,363
ASSESSED VALUE			473,277
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			422,555
TOTAL JUST VALUE			858,640
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			773,784

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20122485	4'ALUM FENCE	1,862	12/11/2012
20040862	NEW CONSTR	168,000	05/10/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1813/0454	8/24/2012	WD Q	Q	I	02	398,000
GRANTOR: MOORE RICHARD A & LIN						
GRANTEE: SHERRILL JOHN A						
1216/0838	3/18/2004	WD Q	Q	V		64,500
GRANTOR: BRYLEN HOMES LTD						
GRANTEE: MOORE RICHARD & LIN						

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
1	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2005	2005	3	88
2	0877	JACUZZI	0	100	0	1.00	UT	1,000.00	1,000.00	100	2005	2005	3	22
3	0810	CONCRETE A	0	100	15	75.00	SF	6.50	6.50	100	2005	2005	3	84
4	0810	CONCRETE A	0	100	18	306.00	SF	6.50	6.50	100	2005	2005	3	84
5	0462	ST/AL FNC	0	100	60	240.00	SF	10.00	10.00	100	2012	2012	3	64
TOTALS														

LAND DESCRIPTION		TOTAL OB/XF																						
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
1	000100	C	RES	100	0003	R-2	0.00	0.00	60.00	FF		1.00	1.00	1.00	5,000.00	5,000.00	300,000							