

LAST FRANK JAMES III & MARY J
2019 ALACHUA ST
FERNANDINA BEACH, FL 32034-2519

00-00-31-1060-000F-0030

BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																	
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY														
Exterior Wall	18	CEMENT BRK 100				0100	01	2,153	121.1280	121.13	260,793	1956	1985		0		0	29.25	70.75	STANDARD													
Roof Structur	03	GABLE/HIP 100				1 SINGLE FAM - 100% - 2001														Heated Area: 1974 HX Base Yr 2001													
Roof Cover	03	COMP SHNGL 100				BAS 1993 UGR 1993 FOP 1993														Tax Group: 2							Tax Dist:						
Interior Wall	03	PLASTER 80																		BUILDING MARKET VALUE							184,511						
Interior Wall	06	CUST PANEL 20																		TOTAL MARKET OB/XF VALUE							3,366						
Interior Floo	12	HARDWOOD 100																		TOTAL LAND VALUE - MARKET							300,000						
Air Condition	03	CENTRAL 100																		TOTAL MARKET VALUE							487,877						
Heating Type	04	AIR DUCTED 100																		SOH/AGL Deduction							310,870						
Bedrooms		3 100																		ASSESSED VALUE							177,007						
Bathrooms		2 100																		TOTAL EXEMPTION VALUE							HX HB 50,722						
Frame	02	WOOD FRAME 100																		BASE TAXABLE VALUE							126,285						
Stories	1.	1. 100																		TOTAL JUST VALUE							487,877						
Units		0 100				NCON VALUE							0																				
BUD8 Adjustme	02	DIST FB 100				INCOME VALUE																											
Occupancy	00	NONE 100				PREVIOUS YEAR MKT VALUE							455,541																				