

CITY OF FERNANDINA BEACH
204 ASH STREET
FERNANDINA BEACH, FL 32034

00-00-31-114B-0007-0010

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		15		CONC BLOCK 100		4803		06		192		73.2354		33.51		6,434		1977		1977		0		0		0 80.00		20.00		VALUATION BY											
Roof Structur		01		FLAT 100		1		STOR WAREH - 0% - 0								Heated Area: 192														STANDARD											
Roof Cover		04		BUILT-UP 100																										Tax Group: 2											
Interior Wall		01		MINIMUM 100																										Tax Dist:											
Interior Floo		03		CONC FINSH 100																										BUILDING MARKET VALUE											
Ceiling		01		FIN.SUSPD 100																										TOTAL MARKET OB/XF VALUE											
Air Condition		01		NONE 100																										TOTAL LAND VALUE - MARKET											
Heating Type		01		NONE 100																										TOTAL MARKET VALUE											
Plumbing				0 100																										SOH/AGL Deduction											
Frame		03		MASONRY 100																										ASSESSED VALUE											
Story Height				11 100																										TOTAL EXEMPTION VALUE											
RMS				1 100																										BASE TAXABLE VALUE											
Stories		1.		1. 100																										TOTAL JUST VALUE											
Class		00		. 100																										NCON VALUE											
Units				0 100																										INCOME VALUE											
BUD8 Adjustme		02		DIST FB 100																										PREVIOUS YEAR MKT VALUE											
Occupancy		00		NONE 100																																					
Quality		03		Quality Level 03																																					
DOR CODE		8900		MUNICIPAL																																					
MAP NUM				MKT AREA																																					
NEIGHBORHOOD/LOC				1043.00																																					
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																															
BAS		192		100		1993		192		1,287																															
TOTALS		192						192		1,287																															
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											
1		0424		CL FNC 6'		0 0		0 0		336.00		LF		20.00		20.00		100		1990		1990		3		26		1,747													
2		0463		FENCE GATE		0 0		0 0		2.00		UT		300.00		300.00		100		1990		1990		3		26		156													
3		0811		CONCRETE B		0 0		0 0		700.00		SF		5.20		5.20		100		1990		1990		3		57		2,075													