BLK 1 LOT 7 & PT ABND R/W
IN OR 992/675
EGAN MEADOWS #1 S/D PBK 3/45

SWEATT WILLIAM M JR & LOUISE R
1410 N 14TH ST
FERNANDINA BEACH, FL 32034

2025

00-00-31-1240-0001-0070

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	27	PREFIN MTL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

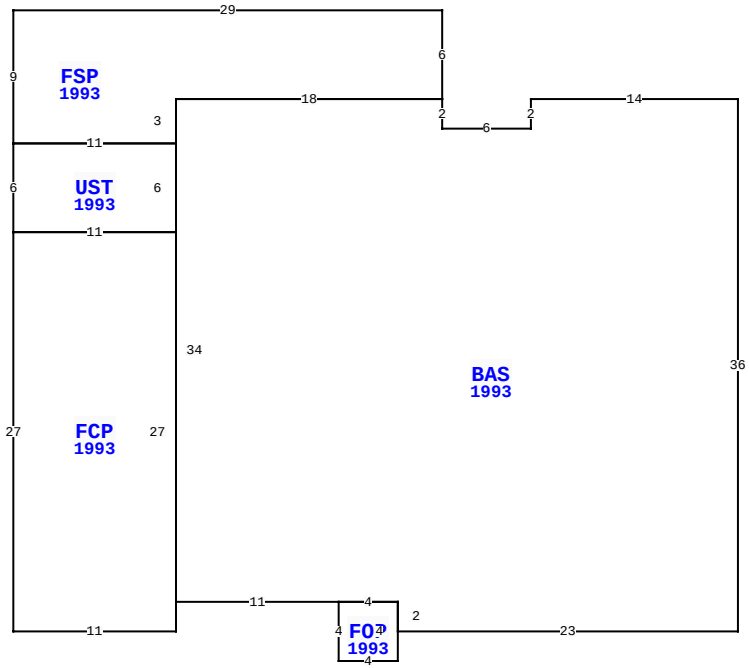
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1007.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,326	100	1993	1,326	102,028
FCP	297	25	1993	74	5,694
FOP	16	30	1993	5	385
FSP	207	40	1993	83	6,387
UST	66	45	1993	30	2,308
TOTALS	1,912			1,518	116,801

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,518	109.1400	109.14	165,675	1956	1965	0	0	0	29.50	70.50

1 SINGLE FAM – 0% - 0 Heated Area: 1326 HX Base Yr



41 N 14TH PL, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 2 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	125,974
TOTAL MARKET OB/XF VALUE	1,034
TOTAL LAND VALUE - MARKET	180,000
TOTAL MARKET VALUE	307,008
SOH/AGL Deduction	44,991
ASSESSED VALUE	262,017
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	262,017
TOTAL JUST VALUE	307,008
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	296,263

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20100214	REPAIR/RRF	2,000	02/03/2010
20061143	REPAIR/RRF	5,300	05/24/2006
20021273	REMODEL	3,000	07/24/2002
4122	REPAIR/RRF	1,000	01/13/1987

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0992/0675	6/18/2001	WD	Q	I		100,000

GRANTOR: SOUTHWELL BENJAMIN C
GRANTEE: SWEATT WILLIAM M JR

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W14 S2 W6 N2 FSP=[YR=1993] N6 W29 S9 UST=[YR=1993] S6 FCP=[YR=1993] S27 E11 N27 W11 $ E11 N6 W11 $ E11 N3 E18 $ W18 S34 E11 FOP=[YR=1993] S4 E4 N4 W4 $ E4 S2 E23 N36 $.

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	38	3	114.00	SF	6.50	6.50	100	1956	1956	3	20	148	
2	0810	CONCRETE A	0	0	0	0	368.00	SF	6.50	6.50	100	1956	1956	3	20	478	
3	0810	CONCRETE A	0	0	0	0	112.00	SF	6.50	6.50	100	1987	1987	3	49.5	360	
4	1242	WD DECK A	0	0	8	3	24.00	SF	10.00	10.00	100	1967	1967	3	20	48	

LAND DESCRIPTION

TOTAL OB/XF 1,034

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	000100	C	RES	0	0006	R-1	92.00	180.00	1.00	LT		1.00	1.00	1.00	180,000.00	180,000.00	180,000							

REVIEW DATE 09/16/2019 BY DJA Total Acres: 0.00 Total Land Value: 180,000 Market: 0 Agricultural: 0 Common: 180,000 PRINTED 07/30/2025 BY SYS

BLK 1 LOT 7 & PT ABND R/W
IN OR 992/675
EGAN MEADOWS #1 S/D PBK 3/45

SWEATT WILLIAM M JR & LOUISE R
1410 N 14TH ST
FERNANDINA BEACH, FL 32034

2025

00-00-31-1240-0001-0070

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

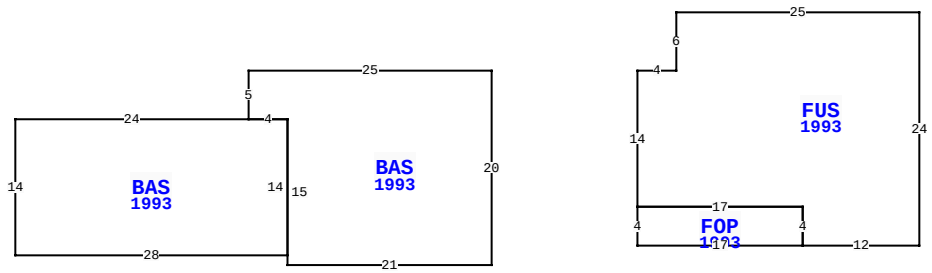
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	07	NONE 100
Interior Floo	03	CONC FINSH 60
Interior Floo	02	MIN PLYWD 40
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1007.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	392	100	1993	392	2,470
BAS	440	100	1993	440	2,772
FOP	68	30	1993	20	126
FUS	604	100	1993	604	3,805
TOTALS	1,504			1,456	9,173

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8600	01	1,456	48.4500	12.60	18,346	1967	1967	0	0	0	50.00	50.00

2 BARNS – 0% - 0 Heated Area: 1436 HX Base Yr



41 N 14TH PL, FERNANDINA BEACH

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TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	262,017
TOTAL JUST VALUE	307,008
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	296,263

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0992/0675	6/18/2001	WD	Q	I		100,000

GRANTOR: SOUTHWELL BENJAMIN C

GRANTEE: SWEATT WILLIAM M JR

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W25 S5 BAS=[YR=1993] W24 S14 E28 N14 W4 $ E4 S15 E21 N20 $ PTR= E15 FUS=[YR=1993] E4 N6 E25 S24 W12 FOP=[YR=1993] W17 N4 E17 S4 $ N4 W17 N14 $ W15 $.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 09/16/2019 BY DJA Total Acres: 0.00 Total Land Value: 180,000 Market: 0 Agricultural: 0 Common: 180,000 PRINTED 07/30/2025 BY SYS