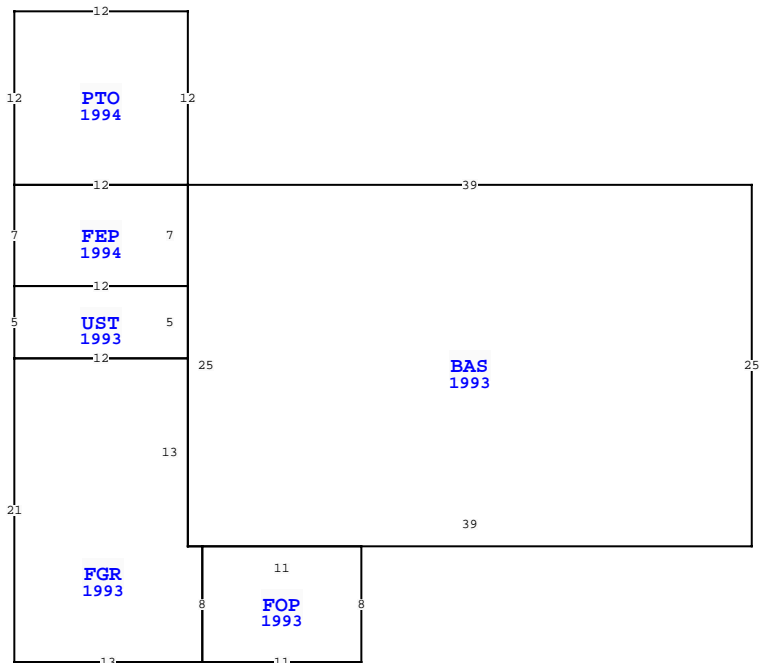


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	03	PLASTER	50
Interior Wall	04	PLYWOOD	50
Interior Floor	14	CARPET	80
Interior Floor	12	HARDWOOD	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	100
Frame	03	MASONRY	100
Stories	1.	1.	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
BAS	975	100	1993
FEP	84	80	1994
FGR	260	55	1993
FOP	88	30	1993
PTO	144	5	1994
UST	60	45	1993
TOTALS	1,611		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,245	104.2245	104.22	129,754	1956	1995		0	0	14.50
1 SINGLE FAM - 100% - 0 Heated Area: 975 HX Base Yr											



NASSAU COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			2
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			110,940
TOTAL MARKET OB/XF VALUE			1,128
TOTAL LAND VALUE - MARKET			225,000
TOTAL MARKET VALUE			337,068
SOH/AGL Deduction			269,533
ASSESSED VALUE			67,535
TOTAL EXEMPTION VALUE	HX HB WX		47,535
BASE TAXABLE VALUE			20,000
TOTAL JUST VALUE			337,068
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			332,225

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20034075	REMODEL	0	10/30/2003
983038	REPAIR/RRF	5,875	01/21/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2736/653	9/05/2024	QC	U	I	11	100
GRANTOR: JOHNSON 1996 LIVING R						
GRANTEE: JOHNSON BEATRICE						
0778/1762	12/10/1996	QC	Q	I	01	100
GRANTOR: JOHNSON JOHN & B						
GRANTEE: JOHNSON JOHN W & BE						

EXTRA FEATURES		906 STANLEY DR, FERNANDINA BEACH	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0810	CONCRETE A	0 100

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

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	0810	CONCRETE A	0 100	0 0	534.00	SF	6.50	6.50	100	1981	1981	3	32.5	1,128	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W39 PTO=[YR=1994] N12W12S12 FEP=[YR=1994] S7	
UST=[YR=1993] S5 FGR=[YR=1993] S21 E13 FOP=[YR=1993] E11 N8	
W11 S8 \$ N8W1N13 W12\$ E12 N5 W12\$ E12 N7W12\$ E12S\$25E39 N25 \$.	

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	DPH 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	0006	R-1	75.00	158.00	1.00	LT		1.00	1.00	1.00	225,000.00	225,000.00	225,000							