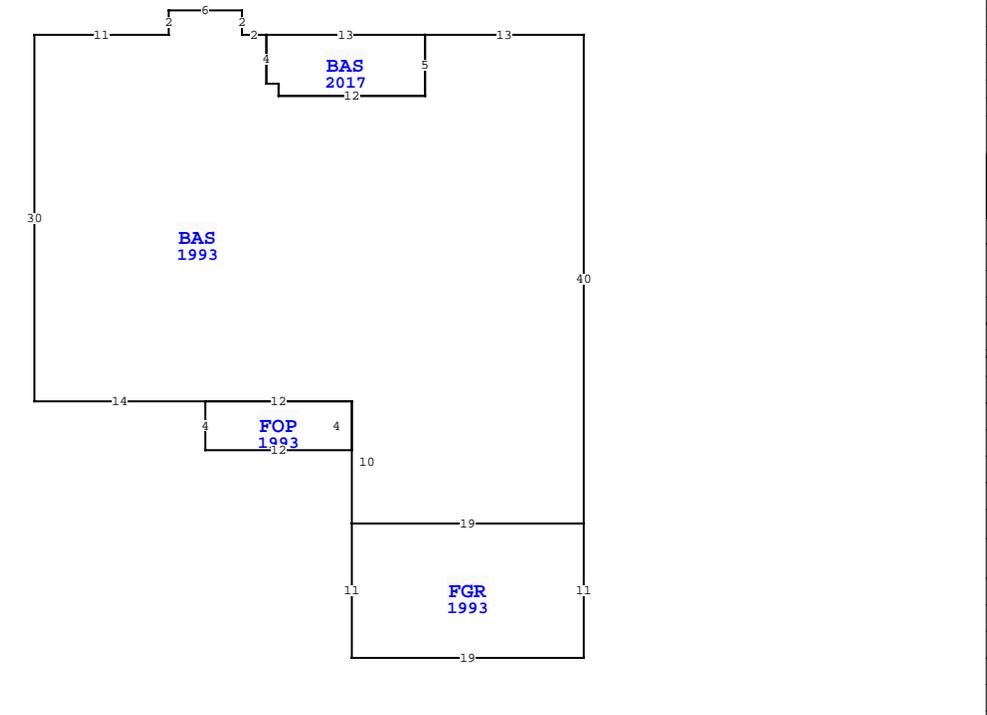


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 70
Exterior Wall	10 ABOVE AVG 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	11 CLAY TILE 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
BUD8 Adjustme	02 DIST FB 100
Occupancy	00 NONE 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,681	139.0350	183.53	308,514	1988	1988	0	0	16.18	83.82



Quality	06 Quality Level 06				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 01				
NEIGHBORHOOD/LOC	1046.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,488	100	1993	1,488	228,907
BAS	64	100	2017	64	9,845
FGR	209	55	1993	115	17,691
FOP	48	30	1993	14	2,153
TOTALS	1,809			1,681	258,596

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	0810	CONCRETE A	0 100	26	3	78.00	SF	6.50	6.50	100	1988	1988	3	52	264	
2	0810	CONCRETE A	0 100	42	17	718.00	SF	6.50	6.50	100	1988	1988	3	52	2,427	
3	0810	CONCRETE A	0 100	0	0	326.00	SF	6.50	6.50	100	1988	1988	3	52	1,102	
4	0810	CONCRETE A	0 100	42	12	504.00	SF	6.50	6.50	100	2002	2002	3	80	2,621	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
1505 COVENTRY LN, FERNANDINA BEACH		05/01/2025	MLU

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			258,596
TOTAL MARKET OB/XF VALUE			6,414
TOTAL LAND VALUE - MARKET			180,000
TOTAL MARKET VALUE			445,010
SOH/AGL Deduction			200,469
ASSESSED VALUE			244,541
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			193,819
TOTAL JUST VALUE			445,010
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			416,594

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20172625	REMODEL	22,000	08/23/2017
20101547	ELEC OTHER	200	09/10/2010
20071523	REPAIR/RRF	5,500	08/15/2007
B020440	XFOB	2,000	03/13/2002
011299	OTHER	1,000	06/08/2001
20010693	ADDITION	14,000	04/17/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1258/0577	9/10/2004	QC	Q	I	01	100
GRANTOR: BARNETT LORI A						
GRANTEE: LANCASTER LORI A						
1244/0948	7/09/2004	QC	Q	I	01	100
GRANTOR: BARNETT KERRY						
GRANTEE: BARNETT LORI						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=1993] W13 BAS=[YR=2017] W13 S4 E1 S1 E12 N5\$ S5 W12 N1 W1 N4 W2 N2 W6 S2 W11 S30 E14 FOP=[YR=1993] S4 E12 N4 W12 \$ E12 S10 FGR=[YR=1993] S11 E19 N11 W19 \$ E19 N40 \$ .

LAND DESCRIPTION	TOTAL OB/XF	6,414																						
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		R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	180,000.00	180,000.00	180,000							