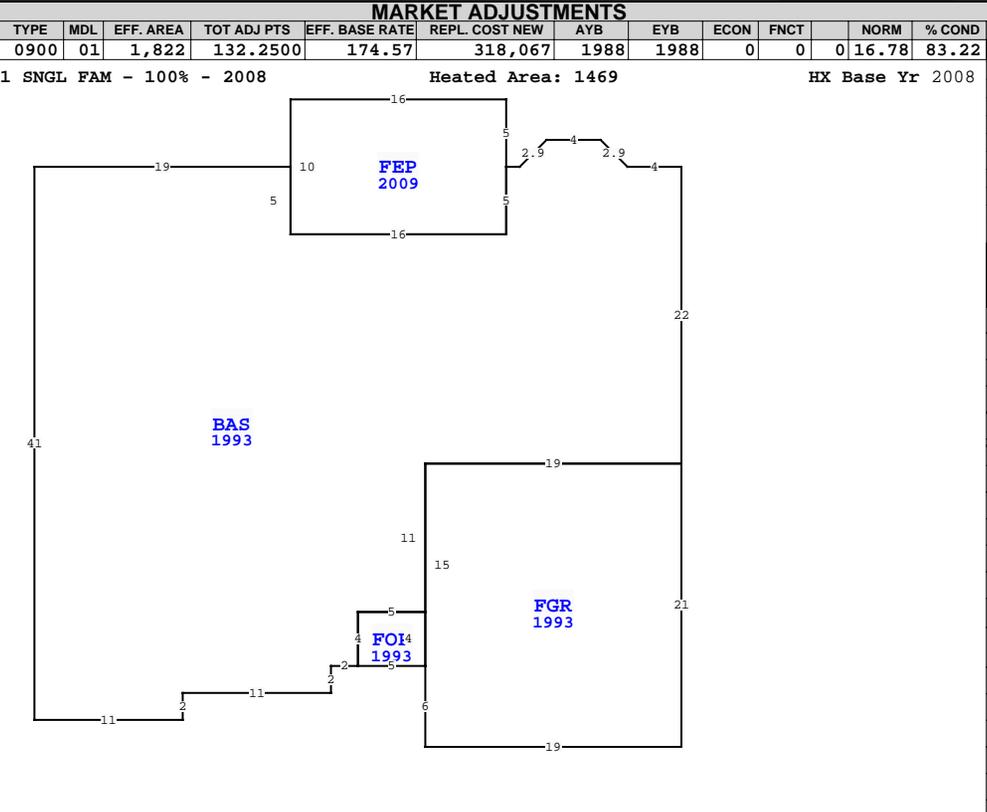


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	05 AVERAGE 70
Exterior Wall	12 CEDAR 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 60
Interior Floor	11 CLAY TILE 40
Air Condition	03 CENTRAL 100
Heating Type	04 AIR 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
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	1,469	100	1993	1,469	213,412
FEP	160	80	2009	128	18,596
FGR	399	55	1993	219	31,816
FOP	20	30	1993	6	871
TOTALS	2,048			1,822	264,695

1515 COVENTRY LN, FERNANDINA BEACH

EXTRA FEATURES		BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/01/2025	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	16	3	48.00	SF	6.50	6.50	100	1988	1988	3	52	162	
2	0811	CONCRETE B	0	100	38	16	608.00	SF	5.20	5.20	100	1988	1988	3	52	1,644	
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1988	1988	3	62	2,170	

LAND DESCRIPTION		TOTAL OB/XF														3,976								
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	0003	R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	180,000.00	180,000.00	180,000							

NASSAU COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	264,695		
TOTAL MARKET OB/XF VALUE	3,976		
TOTAL LAND VALUE - MARKET	180,000		
TOTAL MARKET VALUE	448,671		
SOH/AGL Deduction	269,819		
ASSESSED VALUE	178,852		
TOTAL EXEMPTION VALUE	50,722		
BASE TAXABLE VALUE	128,130		
TOTAL JUST VALUE	448,671		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	419,836		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20110288	OTHER	250	03/03/2011
20052189	FOUNDATION	2,000	07/11/2005
4923	NEW CONSTR	52,255	07/07/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1482/0327	3/01/2007	WD Q	Q	I		248,000
GRANTOR: CURRIE ROBERT D & DEB						
GRANTEE: BUSTABAD CARLOS J						
1004/0465	8/22/2001	WD Q	Q	I		140,000
GRANTOR: HARLESS EDWARD SHELTO						
GRANTEE: CURRIE ROBERT D & D						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W4 U2 L2 W4 D2 L2 W1 FEP=[YR=2009] N5 W16 S10 E16 N5\$ S5 W16 N5 W19 S41 E11 N2 E11 N2 E2 FOP=[YR=1993] E5 FGR=[YR=1993] S6 E19 N21 W19 S15\$ N4 W5 S4\$ N4 E5 N11 E19 N22\$.	