LOT 9
LAKEWOOD #4 PB 5/245

MADSEN ELLEN TERRY L/E/
2211 CAPTAIN KIDD DR
FERNANDINA BEACH, FL 32034

2025

00-00-31-143B-0009-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

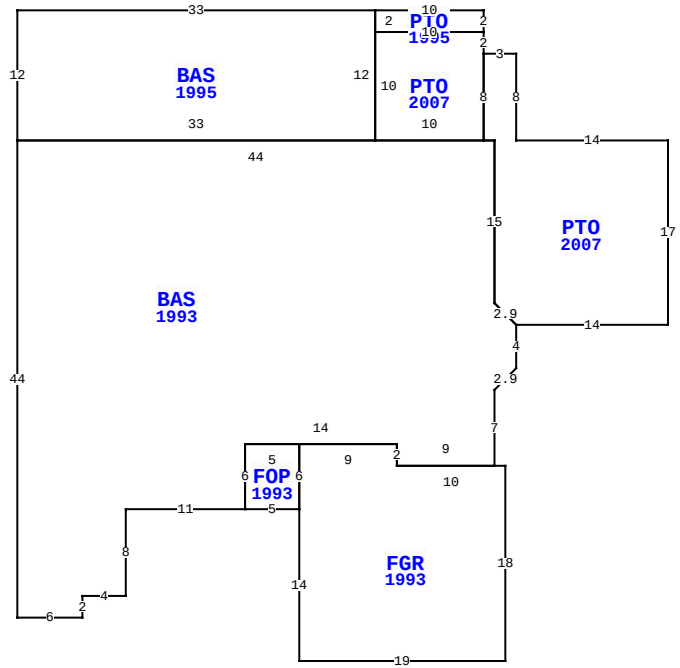
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	12	CEDAR 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
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	1,480	100	1993	1,480	211,662
BAS	396	100	1995	396	56,634
FGR	360	55	1993	198	28,317
FOP	30	30	1993	9	1,287
PTO	20	5	1995	1	143
PTO	100	5	2007	5	715
PTO	294	5	2007	15	2,145
TOTALS	2,680			2,104	300,903

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,104	127.6891	168.55	354,629	1989	1993	0	0	0	15.15	84.85

1 SNGL FAM – 100% - 2006 Heated Area: 1876 HX Base Yr 2006



2211 CAPTAIN KIDD DR, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/01/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		300,903
TOTAL MARKET OB/XF VALUE		7,505
TOTAL LAND VALUE - MARKET		180,000
TOTAL MARKET VALUE		488,408
SOH/AGL Deduction		284,770
ASSESSED VALUE		203,638
TOTAL EXEMPTION VALUE	HX HB WX	55,722
BASE TAXABLE VALUE		147,916
TOTAL JUST VALUE		488,408
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		456,483

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20080397	REPAIR/RRF	6,500	03/17/2008
B958785	ADDITION	6,000	01/11/1995
5597	NEW CONSTR	63,075	09/25/1989

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2734/286	8/21/2024	LE	U	I	11	100
GRANTOR: MADSEN ELLEN TERRY						
GRANTEE: MADSEN KEVIN						
1836/0735	1/22/2013	QC	U	I	11	100
GRANTOR: PENNEY ROLAND						
GRANTEE: PENNEY ROLAND & ELL						

BUILDING NOTES

BUILDING DIMENSIONS

PTO=[YR=2007] W14 N8 W3 PTO=[YR=2007] N2 PTO=[YR=1995] N2 W10 BAS=[YR=1995] W33 S12 BAS=[YR=1993] S44 E6 N2 E4 N8 E11 FOP=[YR=1993] E5 FGR=[YR=1993] S14 E19 N18 W10 N2 W9 S6$ N6 W5 S6$ N6 E14 S2 E9 N7 R2 U2 N4 U2 L2 N15 W44$ E33 N12$ S2 E10$ W10 S10 E10 N8$ S8 E1 S15 R2 D2 E14 N17$.

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	0812	CONCRETE C	0	100	0	0	1,103.00	SF	4.00	4.00	100	1989	1989	3	54.5	2,405	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1989	1989	3	64	2,240	
3	0810	CONCRETE A	0	100	5	3	15.00	SF	6.50	6.50	100	1995	1995	3	68	66	
4	0476	VF 6 SBPL	0	100	0	0	22.00	LF	32.00	32.00	100	2007	2007	3	69	486	
5	0470	VNYL GATE	0	100	0	0	1.00	UT	300.00	300.00	100	2007	2007	3	69	207	
6	1076	TRELLIS A	0	100	19	10	190.00	SF	7.50	7.50	100	2006	2006	3	40	570	
7	1242	WD DECK A	0	100	12	11	132.00	SF	10.00	10.00	100	2003	2003	3	20	264	
8	0940	SHEDS/PORT	0	100	16	12	192.00	SF	30.00	30.00	100	2005	2005	3	22	1,267	

LAND DESCRIPTION

TOTAL OB/XF 7,505

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	100		R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	180,000.00	180,000.00	180,000							

REVIEW DATE 05/07/2019 BY DJA Total Acres: 0.00 Total Land Value: 180,000 Market: 0 Agricultural: 0 Common: 180,000 PRINTED 07/30/2025 BY SYS