

ZYLINSKI CASON NICHOLE
302 S 18TH STREET
FERNANDINA BEACH, FL 32034

00-00-31-150B-0006-0122

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																			
ELEMENT		CD		CONC BLOCK 100		GABLE/HIP 100		1 SINGLE FAM - 100% - 2018		Heated Area: 1103		HX Base Yr 2018		VALUATION BY		STANDARD																							
Exterior Wall		15		03		0100		01		1,344		102.9600		102.96		138,378		1960		1990		0		0		0		17.00		83.00									
Roof Structur		03		03		03		03		03		03		03		03		03		03		03		03		03		03		03									
Roof Cover		05		05		05		05		05		05		05		05		05		05		05		05		05		05		05									
Interior Wall		14		14		14		14		14		14		14		14		14		14		14		14		14		14		14									
Interior Floo		07		07		07		07		07		07		07		07		07		07		07		07		07		07		07									
Air Condition		03		03		03		03		03		03		03		03		03		03		03		03		03		03		03									
Heating Type		04		04		04		04		04		04		04		04		04		04		04		04		04		04		04									
Bedrooms		3		100		1		100		3		100		1		100		3		100		1		100		3		100		1									
Bathrooms		1		100		0		100		1		100		0		100		1		100		0		100		1		100		0									
Frame		03		03		03		03		03		03		03		03		03		03		03		03		03		03		03									
Stories		1.		1. 100		0		100		1.		1. 100		0		100		1.		1. 100		0		100		1.		1. 100		0									
Units		02		02		02		02		02		02		02		02		02		02		02		02		02		02		02									
BUD8 Adjustme		00		00		00		00		00		00		00		00		00		00		00		00		00		00		00									
Occupancy		00		00		00		00		00		00		00		00		00		00		00		00		00		00		00									
Quality		03		03		03		03		03		03		03		03		03		03		03		03		03		03		03									
DOR CODE		0100		0100		0100		0100		0100		0100		0100		0100		0100		0100		0100		0100		0100		0100		0100									
MAP NUM		01		01		01		01		01		01		01		01		01		01		01		01		01		01		01									
NEIGHBORHOOD/LOC		1011.00		1011.00		1011.00		1011.00		1011.00		1011.00		1011.00		1011.00		1011.00		1011.00		1011.00		1011.00		1011.00		1011.00		1011.00									
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE		BAS		1,103		100		1993		1,103		94,259		FCP		286		25		1993									
BAS		1,103		100		1993		1,103		94,259		FCP		286		25		1993		1,103		94,259		FCP		286		25		1993									
FCP		286		25		1993		1,103		94,259		FCP		286		25		1993		1,103		94,259		FCP		286		25		1993									
FOP		18		30		1993		1,103		94,259		FOP		18		30		1993		1,103		94,259		FOP		18		30		1993									
FSP		132		40		1993		1,103		94,259		FSP		132		40		1993		1,103		94,259		FSP		132		40		1993									
PTO		163		5		1993		1,103		94,259		PTO		163		5		1993		1,103		94,259		PTO		163		5		1993									
PTO		196		5		1993		1,103		94,259		PTO		196		5		1993		1,103		94,259		PTO		196		5		1993									
UOP		464		20		1993		1,103		94,259		UOP		464		20		1993		1,103		94,259		UOP		464		20		1993									
TOTALS		2,362						1,344		114,854		TOTALS		2,362						1,344		114,854		TOTALS		2,362													
EXTRA FEATURES										302 S 18TH ST, FERNANDINA BEACH										BLD DATE										LGL DATE									
																				XF DATE										LAND DATE									
																				INC DATE										AG DATE									
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		485.00		SF		6.50		6.50		100		1980		1980		3		30		946											
2		0511		GARAGE CB-		0 100		15 19		285.00		SF		40.00		40.00		100		1980		1980		3		30		3,420											
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