



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		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	1073.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,033	100	1993	2,033	230,510
DCK	398	10	2009	40	4,536
FGR	591	55	1993	325	36,850
FOP	8	30	1993	2	227
TOTALS	3,030			2,400	272,122

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0811	CONCRETE B	0	100	51	18	918.00	SF	5.20

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0900	01	2,400	103.8065	137.02	328,848	1983	1983	0	0
1 SNGL FAM - 100% - 2020									
Heated Area: 2033									
HX Base Yr 2020									
BLD DATE 03/03/2023 NW LGL DATE 05/08/2025 MLU									
2410 VIA DEL REY, FERNANDINA BEACH									

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		272,122	
TOTAL MARKET OB/XF VALUE		3,617	
TOTAL LAND VALUE - MARKET		350,000	
TOTAL MARKET VALUE		625,739	
SOH/AGL Deduction		265,885	
ASSESSED VALUE		359,854	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		309,132	
TOTAL JUST VALUE		625,739	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		562,329	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20101441	OTHER	800	08/30/2010
20090110	XFOB	2,800	01/26/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2326/1446	12/18/2019	WD	Q	I	02	355,000
GRANTOR: STEINDORF CARL R						
GRANTEE: CLARK NOLAN & ASHLEIGH						
0766/1955	7/31/1996	WD	Q	I		146,000
GRANTOR: JETT RICHARD B & HOLL						
GRANTEE: STEINDORF CARL R &						

BUILDING NOTES									
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BUILDING DIMENSIONS									
FGR=[YR=1993] W7 BAS=[YR=1993] W12 DCK=[YR=2009] N14 W11 L2 D2 W3 U2 L2 W12 S14 E17 U2 R2 E4 R2 D2 E5\$ W5 U2 L2 W4 L2 D2 W48 S32 E27 S2 E13 FOP=[YR=1993] E4 N2 W4 S2\$ N2 E4 S2 E13 N24 E11 N3 E5 N7\$ S7 W5 S3 W11 S22 E23 N32\$.									

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000140	C	RES GOLF	100		R1-G	0.00	0.00	1.00

TOTAL OB/XF									
UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR
LT		1.00	1.00	1.00	350,000.00	350,000.00	350,000		