

BLK 54 E 50' & E 25' OF N35'
 OF W 1/2 OF LOT 5 BY WILL
 EX S65' OF E50' OF LOT 5

BLUE ROBERT ELLIOTT JR EST/BLUE SHUNTAY LAWANNA
 1015 BEECH STREET
 FERNANDINA BEACH, FL 32034

2025

00-00-31-1800-0054-0051

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	04	SINGLE SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	90
Roof Cover	01	MINIMUM	10
Interior Wall	02	WALL BD/WD	100
Interior Floo	09	PINE WOOD	100
Air Condition	02	WINDOW	100
Heating Type	02	CONVECTION	100
Bedrooms		2	100
Bathrooms		1	100
Frame	02	WOOD FRAME	100
Stories	1.	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		1001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	628	100	1993
UOP	80	20	1993
TOTALS	708		

MARKET ADJUSTMENTS																													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND																	
0100	01	644	75.0310	75.03	48,319	1900	1960		0	20	39.50	40.50																	
1 SINGLE FAM - 0% - 0 Heated Area: 628 HX Base Yr																													
<table border="1"> <tr> <td>BLD DATE</td> <td>02/04/2014</td> <td>KK</td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td></td> <td>LAND DATE</td> <td></td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> </tr> </table>															BLD DATE	02/04/2014	KK	LGL DATE		XF DATE			LAND DATE		INC DATE			AG DATE	
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		19,569	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		65,625	
TOTAL MARKET VALUE		85,194	
SOH/AGL Deduction		2,571	
ASSESSED VALUE		82,623	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		82,623	
TOTAL JUST VALUE		85,194	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		84,446	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

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

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=1993] W1 N10 W16 S10 W1 S26 E1 UOP=[YR=1993] S5 E16 N5 W16 \$ E17 N26 \$.

LAND DESCRIPTION															TOTAL OB/XF									
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	0	0006	MU-8	35.00	75.00	2,625.00	SF		1.00	1.00	1.00	25.00	25.00	65,625							