BLOCK 62 LOT W1/2 OF 8
CITY OF FDNA BEACH

WHITING RICHARD GILES JR/WHITING RICHARD GILES
611 CALHOUN ST
FERNANDINA BEACH, FL 32034

2025

00-00-31-1800-0062-0082

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	06	CUST PANEL 100
Interior Floo	12	HARDWOOD 100
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

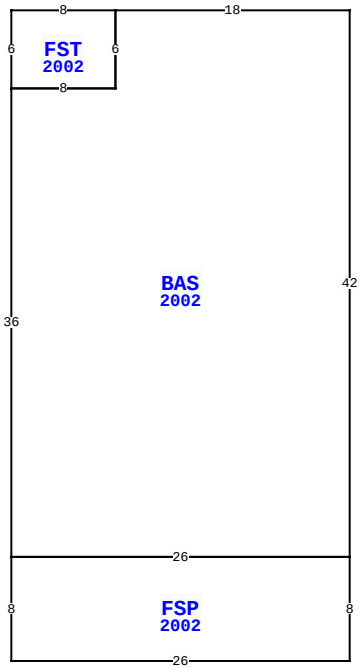
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 01
NEIGHBORHOOD/LOC 1001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,044	100	2002	1,044	301,969
FSP	208	40	2002	83	24,007
FST	48	55	2002	26	7,520
TOTALS	1,300			1,153	333,497

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	11	1,153	195.7926	309.35	356,681	2002	2010	0	0	0	6.50	93.50

1 SFR CUST – 100% - 2025 Heated Area: 1044 HX Base Yr 2025



611 CALHOUN ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/22/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		333,497
TOTAL MARKET OB/XF VALUE		7,189
TOTAL LAND VALUE - MARKET		212,500
TOTAL MARKET VALUE		553,186
SOH/AGL Deduction		0
ASSESSED VALUE		553,186
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		502,464
TOTAL JUST VALUE		553,186
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		365,005

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20222271			02/21/2023
20222271	RMDL SFR	0	06/17/2022
2002228	OTHER	116,424	12/20/2002
20021528	H/AC	4,000	09/06/2002
20021031	NEW CONSTR	30,000	07/01/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2724/264	7/10/2024	WD	Q	I	01	705,000
GRANTOR: HILLMAN JOHN ALLEN &						
GRANTEE: WHITING RICHARD GIL						
2561/0962	5/06/2022	WD	Q	I	01	350,000
GRANTOR: SMITH CATHERINE M						
GRANTEE: HILLMAN JOHN ALLEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W18 FST=[YR=2002] W8 S6 E8 N6 $ S6 W8 S36
FSP=[YR=2002] S8 E26 N8 W26 $ E26 N42 $.

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	0810	CONCRETE A	0	100	19	3	57.00	SF	6.50	6.50	100	2002	2002	3	80	296	
2	0810	CONCRETE A	0	100	0	0	941.00	SF	6.50	6.50	100	2002	2002	3	80	4,893	
3	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2024	2023		100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 7,189

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	0006	R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	4,250.00	4,250.00	212,500							

REVIEW DATE 01/31/2024 BY TW Total Acres: 0.00 Total Land Value: 212,500 Market: 0 Agricultural: 0 Common: 212,500 PRINTED 07/30/2025 BY SYS