

BLOCK 81 LOT N1/2 OF 4
 IN OR 1967/1971
 CITY OF FDNA BEACH

CAMPBELL ETHEL D/CAMPBELL CARLTON ET AL
 160 SCALYBARK RD
 SUMMERVILLE, SC 29485

2025

00-00-31-1800-0081-0041


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				VALUATION BY Tax Group: 2 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 212,500 TOTAL MARKET VALUE 212,500 SOH/AGL Deduction 165,342 ASSESSED VALUE 47,158 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 47,158 TOTAL JUST VALUE 212,500 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 200,000											
																				PERMIT NUM DESCRIPTION AMT ISSUED 											
																				SALES DATA OFF RECORD DATE TYPE Q V RSN SALE Number INST U I CD PRICE 1967/1971 2/26/2015 PR U V 19 100 GRANTOR: CAMPBELL ETHEL D P/R GRANTEE: CAMPBELL ETHEL D ET 0756/0619 4/08/1996 WD Q V 5,500 GRANTOR: TUTEN JAMES H GRANTEE: CAMPBELL JOHNNY											
TOTALS EXTRA FEATURES										BLD DATE LGL DATE XF DATE LAND DATE 05/22/2025 MLU INC DATE AG DATE										BUILDING NOTES 											
N 10TH ST, FERNANDINA BEACH																				BUILDING DIMENSIONS 											
LAND DESCRIPTION										TOTAL OB/XF 0																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	0		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 05/22/2025 BY MLU Total Acres: 0.00 Total Land Value: 212,500 Market: 0 Agricultural: 0 Common: 212,500 PRINTED 07/30/2025 BY SYS																															