

ADAMS ARTHUR A/AUSTIN MELONY
506 CEDAR ST
FERNANDINA BEACH, FL 32034

00-00-31-1800-0126-0160

BUILDING CHARACTERISTICS

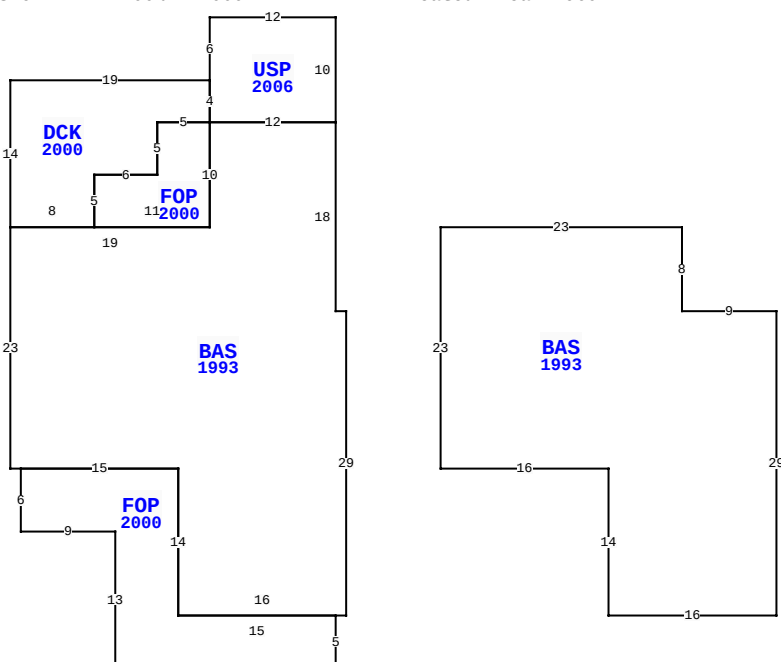
ELEMENTCDCONSTRUCTION
Exterior Wall10ABOVE AVG 100
Roof Structur03GABLE/HIP 100
Roof Cover03COMP SHNGL 80
Roof Cover12MODULAR MT 20
Interior Wall05DRYWALL 100
Interior Floo12HARDWOOD 100
Air Condition03CENTRAL 100
Heating Type04AIR DUCTED 100
Bedrooms
Bathrooms
Frame02WOOD FRAME 100

StoriesUnits2.2.100
 0100
BUD8 Adjustme02DIST FB 100
Occupancy 00NONE 100

Quality 04Quality Level 04
DOR CODE 0100SINGLE FAMILY
MAP NUM MKT AREA 01
NEIGHBORHOOD/LOC1001.00
AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREAMARKET VALUE
BAS8881001993888115,375
BAS1,07210019931,072139,282
DCK186102000192,468
FOP80302000243,118
FOP243302000739,484
USP120302006364,677

TOTALES2,5892,112274,406

MARKET ADJUSTMENTS

TYPETYPEMDLEFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYBEYBECONFNCTNORM% COND
0900012,112116.4828153.76324,741191019900015.5084.50
1 SNGL FAM - 100% - 2000Heated Area: 1960HX Base Yr 2000
The diagram shows two main building footprints labeled BAS 1993. The left footprint has several smaller additions labeled DCK 2000, USP 2006, and FOP 2000. Dimensions are provided for various segments of both buildings.

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BYSTANDARD
Tax Group: 2Tax Dist:
BUILDING MARKET VALUE274,406
TOTAL MARKET OB/XF VALUE7,433
TOTAL LAND VALUE - MARKET212,500
TOTAL MARKET VALUE494,339
SOH/AGL Deduction376,171
ASSESSED VALUE118,168
TOTAL EXEMPTION VALUEHX HB50,722
BASE TAXABLE VALUE67,446
TOTAL JUST VALUE494,339
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE468,104

PERMIT NUMBERDESCRIPTIONAMTISSUED
20091082REPAIRS30008/17/2009
984100ROOF,PORCH RAILS15,00008/23/1999
984936CHG & ADD CIRCUIT002/09/1999
984939INSTALL PLUMBING002/09/1999

Sales Data

OFF RECORDTypeQ / VRSNSALE
NumberINSTUICDCPRICE
1045/10163/25/2002WDQI01100
GRANTOR:ADAMS ARTHUR A
GRANTEE:ADAMS ARTHUR A & ME
0840/09317/09/1998WDAQI49,000
GRANTOR:WILLIAMS ANNA M WILSON
GRANTEE:ADAMS ARTHUR A

BUILDING NOTES

BUILDING DIMENSIONS

USP=[YR=2006] W12 S6 DCK=[YR=2000] W19 S14 BAS=[YR=1993]
S23 E1 FOP=[YR=2000] S6 E9 S13 E21 N5 W15 N14 W15 \$ E15 S14
E16 N29 W1 N18 W12 FOP=[YR=2000] W5 S5 W6 S5 E11 N10 \$ S10
W19 \$ E8 N5 E6 N5 E5 N4 \$ S4 E12 N10 \$ PTR= E10S20
BAS=[YR=1993] E23 S8 E9 S29 W16 N14 W16 N23 \$ W10N20 \$.

LAND DESCRIPTION

LNUSE CLSLAND USE CAPRDLOCFRONTDEPTHTOT UNITUNITDPHT% TOT UNIT ADJ PRICE ADJ UNIT LAND OTHER ADJUSTMENTS YEAR DENSITY DECL FRZ YR CONSRV
CODECLSDescriptionDescriptionCapRDLandZoneFrontDepthLandUTSTypeTypeFactCondAdjPriceUnitValueAnd NotesYearDensityDeclFrzYrConsrv
1000100CRES1000003R-250.00100.0050.00FF1.001.001.004,250.004,250.00212,500

REVIEW DATE05/12/2019BYKBA

Total Acres: 0.00Total Land Value: 212,500Market: 0Agricultural: 0Common: 212,500PRINTED 07/30/2025 BY SYS