

BLOCK 141 LOT 4
IN OR 1950/1823
CITY OF FDNA BEACH

MCCROSKEY BROC G
6202 15TH ST NE
EAST CANTON, OH 44730

2025

00-00-31-1800-0141-0040



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 90
Interior Floo	14	CARPET 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
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		

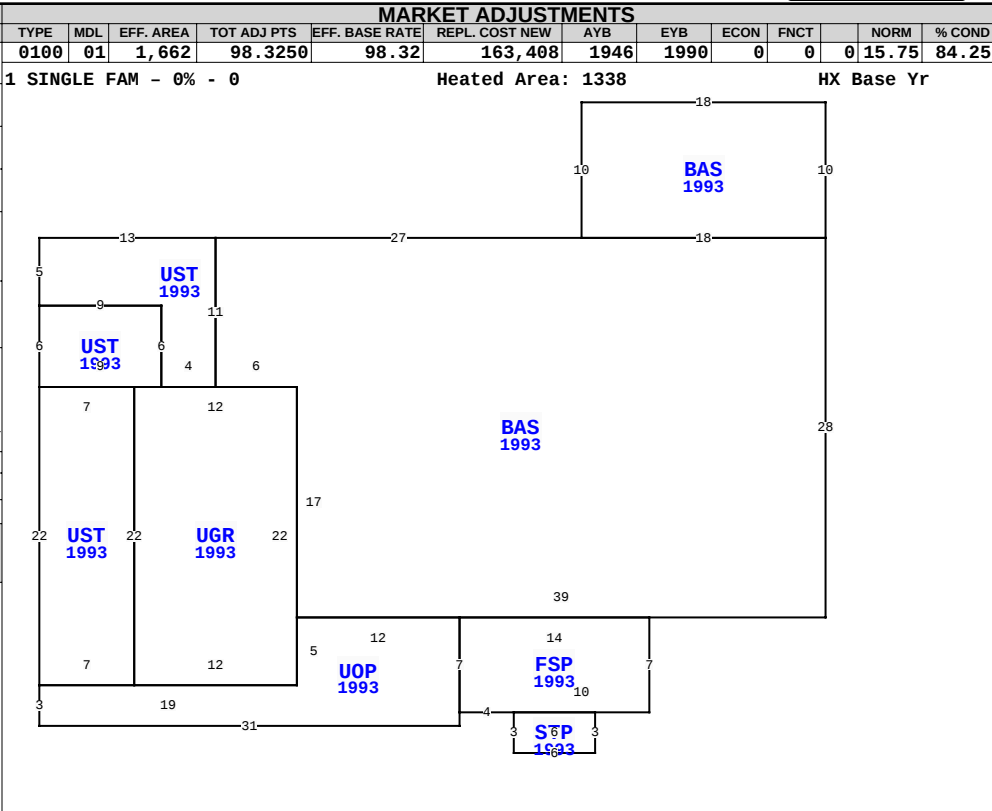
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	180	100	1993	180	14,911
BAS	1,158	100	1993	1,158	95,923
FSP	98	40	1993	39	3,230
STP	18	10	1993	2	166
UGR	264	45	1993	119	9,857
UOP	153	20	1993	31	2,568
UST	54	45	1993	24	1,988
UST	89	45	1993	40	3,314
UST	154	45	1993	69	5,716

TOTALS	2,168			1,662	137,671
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0940	SHEDS/PORT	0	0	13	10	130.00	SF	30.00	30.00	
2	0940	SHEDS/PORT	0	0	12	10	120.00	SF	30.00	30.00	
3	0810	CONCRETE A	0	0	28	4	112.00	SF	6.50	6.50	
4	1242	WD DECK A	0	0	22	14	308.00	SF	10.00	10.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	RES	0	0006	R-2	100.00	100.00	100.00	FF	

REVIEW DATE 05/12/2019 BY KBA



530 S 7TH ST, FERNANDINA BEACH	BLD DATE	LGL DATE	05/22/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF											
2,601											

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			2
VALUATION SUMMARY		STANDARD	
VALUATION BY		Tax Group: 2	
BUILDING MARKET VALUE		Tax Dist:	
TOTAL MARKET OB/XF VALUE		137,671	
TOTAL LAND VALUE - MARKET		2,601	
TOTAL MARKET VALUE		425,000	
SOH/AGL Deduction		565,272	
ASSESSED VALUE		161,498	
TOTAL EXEMPTION VALUE		403,774	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		403,774	
NCON VALUE		565,272	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		533,908	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20102123	H/AC	3,900	12/13/2010
20101988	REPAIR PORCH ROOF	400	11/17/2010
20081315	REROOF W/30YR SHN	7,000	08/20/2008
7834	VINYL SIDING	750	07/30/1993

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1950/1823	12/04/2014	WD	Q	I	02	152,000	
GRANTOR:MCCROSKEY WILLIAM A &							
GRANTEE:MCCROSKEY BROC G							
1844/1698	3/08/2013	WD	Q	I	02	147,000	
GRANTOR:DAVIS DANNIE DUANE TR							
GRANTEE:MCCROSKEY WILLIAM A							

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=1993] W18 S10 BAS=[YR=1993] W27 UST=[YR=1993] W13 S5 UST=[YR=1993] S6 UST=[YR=1993] S22 UOP=[YR=1993] S3 E31 N1 FSP=[YR=1993] E4 STP=[YR=1993] S3 E6 N3 W6 \$ E10 N7 W14 S7 \$ N7 W12 S5 W19 \$ E7UGR=[YR=1993] E12 N22 W12 S22 \$ N22W7 \$ E9 N6 W9 \$ E9 S6 E4 N11 \$S11 E6 S17 E39 N28 W18 \$ E18 N10 \$											