BLK 214 TRACT A OF LOT 1 &
N 14 FT OF TRACT B OF LOT 1
IN OR 2675/1348

SIEGEL GLENN ERIC & JOY
6572 JACKIE WAY
LAKE WORTH, FL 33467

2025

00-00-31-1800-0214-01A0

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 70
Exterior Wall	19	COMMON BRK 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01

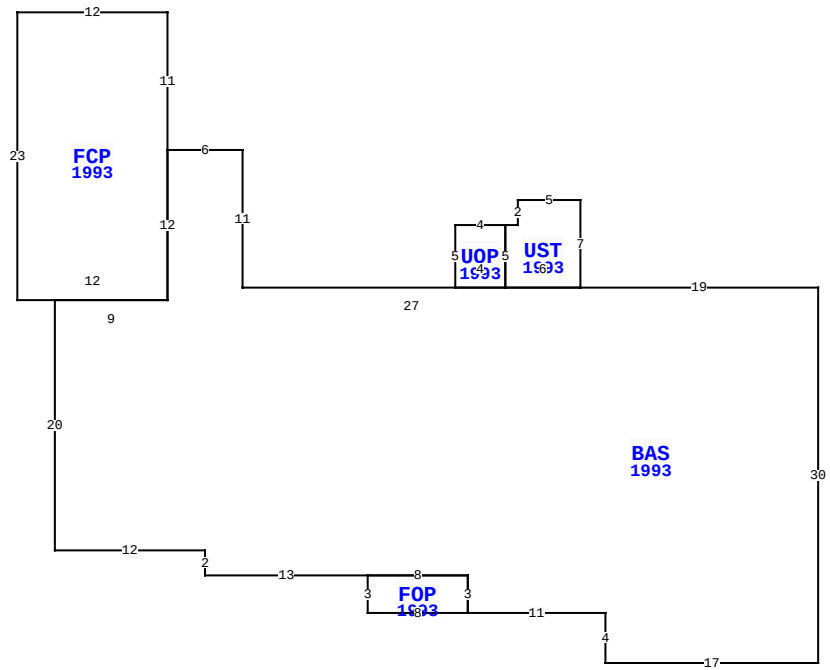
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1009.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,588	100	1993	1,588	103,833
FCP	276	25	1993	69	4,512
FOP	24	30	1993	7	458
UOP	20	20	1993	4	262
UST	40	45	1993	18	1,177
TOTALS	1,948			1,686	110,242

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,686	99.7200	99.72	168,128	1955	1965	0	0	0	34.43	65.57

1 SINGLE FAM – 0% - 2024 Heated Area: 1588 HX Base Yr



602 S 11TH ST, FERNANDINA BEACH

BLD DATE	04/09/2014	KK	LGL DATE		
XF DATE			LAND DATE	05/07/2025	MLU
INC DATE			AG DATE		

NASSAU COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	110,242
TOTAL MARKET OB/XF VALUE	222
TOTAL LAND VALUE - MARKET	270,000
TOTAL MARKET VALUE	380,464
SOH/AGL Deduction	21,828
ASSESSED VALUE	358,636
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	358,636
TOTAL JUST VALUE	380,464
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	326,033

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20051476	REPAIR/RRF	7,000	03/29/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2675/1348	10/03/2023	WD	Q	I	01	348,000
GRANTOR: HARDY MERRITT S						
GRANTEE: SIEGEL GLENN ERIC &						
1948/1827	5/25/2013	QC	U	I	11	100
GRANTOR: ASHLEY WILLIE MAE						
GRANTEE: ASHLEY WILLIE MAE L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W19 UST=[YR=1993] N7 W5 S2W1 UOP=[YR=1993] W4S5E4N5$S5E6$ W27N11 W6 FCP=[YR=1993] N11W12S23E12N12$S12 W9S20E12S2E13 FOP=[YR=1993] S3E8N3W8 $ E8S3E11S4E17N30$.

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	0	0	0	171.00	SF	6.50	6.50	100	1955	1955	3	20	222	

LAND DESCRIPTION

TOTAL OB/XF 222

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	0	0006	R-2	100.00	100.00	100.00	FF		1.00	1.00	1.00	2,700.00	2,700.00	270,000							

REVIEW DATE 05/22/2019 BY DJA Total Acres: 0.00 Total Land Value: 270,000 Market: 0 Agricultural: 0 Common: 270,000 PRINTED 07/30/2025 BY SYS