

CITY OF FERNANDINA BEACH
204 ASH STREET
FERNANDINA BEACH, FL 32034

00-00-31-1800-0217-0WWL

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall
Roof Structur
Roof Cover
Interior Wall
Interior Floo
Ceiling
Air Condition
Heating Type
Plumbing
Frame
Common Wall
Story Height
RMS
Stories
Class
Units
BUD8 Adjustme
Occupancy
Quality
DOR CODE
MAP NUM
NEIGHBORHOOD/LOC

19
10
04
01
03
04
01
01

03

14 100
2 100
1.
00
02
00
04
8900

MKT AREA
1010.00

COMMON BRK 100
STEEL FRME 100

BUILT-UP 100
MINIMUM 100
CONC FINSH 100
NONE 100
NONE 100
NONE 100
5 100
MASONRY 100
20 100

2 100
1. 100
. 100
0 100
DIST FB 100
NONE 100
Quality Level 04
MUNICIPAL

01

TOTALS

2,235
2,115
185
1993
222
2,158
100
1993
2,115
20,562

2,337
2,337
106.2600
48.61
113,602
1981
0
0
80.00
20.00

EXTRA FEATURES

L N 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 0940 SHEDS/PORT 0 0 8 16 128.00 SF 30.00 30.00 100 1981 1981 3 20 768

2 0430 CL FNC 6B 0 0 0 0 798.00 LF 9.70 9.70 100 1981 1981 3 20 1,548

3 0425 CL FNC 8' 0 0 0 0 58.00 LF 10.65 10.65 100 1981 1981 3 20 124

4 0426 CL FNC 12' 0 0 0 0 270.00 LF 15.60 15.60 100 1993 1993 3 29 1,221

5 0465 FNC GT 15' 0 0 0 0 2.00 UT 562.50 562.50 100 1993 1993 3 29 326

6 1123 CB 8" 0 0 3 179 537.00 SF 6.15 6.15 100 1960 1960 3 20 661

7 1123 CB 8" 0 0 2 126 252.00 SF 6.15 6.15 100 1960 1960 3 20 310

8 0971 ST LGHT OV 0 0 0 0 3.00 UT 1,555.00 1,555.00 100 1981 1981 3 20 933

9 0418 EXHST FAN 0 0 0 0 2.00 UT 400.00 400.00 100 1981 1981 3 20 160

10 0812 CONCRETE C 0 0 0 0 2,000.00 SF 4.00 4.00 100 1996 1996 3 70 5,600

LAND DESCRIPTION

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 008900 C MUNICIPAL 0 PI-1 1.17 AC 1.00 1.00 1.00 200,000.00 200,000.00 234,000

REVIEW DATE

11/18/2022 BY HS

Total Acres: 1.17 Total Land Value: 234,000 Market: 0 Agricultural: 0 Common: 234,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYB ECONFNCTNORM% COND

4803062,337106.260048.61113,602198119810080.0020.00

1 STOR WAREH - 0% - 0 Heated Area: 2235 HX Base Yr

AOF 1993

BAS 1993

BLD DATE

XF DATE

INC DATE

12/28/2021 KK

LGL DATE

LAND DATE

AG DATE

06/21/2024 TD

NASSAU COUNTY PROPERTY

PAGE 1 of 2

2

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE65,832

TOTAL MARKET OB/XF VALUE669,379

TOTAL LAND VALUE - MARKET234,000

TOTAL MARKET VALUE969,211

SOH/AGL Deduction56,234

ASSESSED VALUE912,977

TOTAL EXEMPTION VALUE04912,977

BASE TAXABLE VALUE0

TOTAL JUST VALUE969,211

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE980,813

SALES DATA

OFF RECORD NumberDATETYPE INSTQ / URSN CDV / I SALE PRICE

20220108REROOF012/02/2022

20220261NEW CONSTR-METAL54,49103/30/2022

20122586REMODEL1,59712/28/2012

20111801REBUILD RETAIN WA80010/07/2011

984238NEW CONSTR736,00008/31/1998

8888BNEW CONSTR70,00002/22/1995

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W49 S19 AOF=[YR=1993] S10 E12 N10 W12 \$ E12 S32 E37 N51 \$.

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