

DEAL ALICE
413 S 13TH STREET
FERNANDINA BEACH, FL 32034

2025

00-00-31-1800-0231-09D1



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

010001FACE BRICK 100
Roof Structur03GABLE/HIP 100
Roof Cover03COMP SHNGL 100
Interior Wall04PLYWOOD 50
Interior Wall05DRYWALL 50
Interior Floo12HARDWOOD 100
Air Condition03CENTRAL 100
Heating Type04AIR DUCTED 100

Bedrooms
Bathrooms
Frame03MASONRY 100

Stories Units1.1.100
 0100
BUD8 Adjustme02DIST FB 100
Occupancy00NONE 100

Quality03Quality Level 03
DOR CODE0100SINGLE FAMILY
MAP NUM MKT AREA 01
NEIGHBORHOOD/LOC1009.00

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREAMARKET VALUE
BAS1,14610019931,146101,167
FGR49455199327224,012
STP351020074353

TOTALS1,675 1,422125,533

TYPEMDLEFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYBEYBECONFNCTNORM% COND
0100011,422121.6800121.68173,0291965198500027.4572.55

SINGLE FAM - 100% - 0 Heated Area: 1146 HX Base Yr

BAS1993

FGR1993

STP2007

TOTALS1,675 1,422125,533

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

10810 CONCRETE A 0100 49 9 441.00 SF 6.50 6.50 100 1965 1965 3 20 573

LAND DESCRIPTION TOTAL OB/XF 573

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

1000100 C RES 100 0006 R-2 158.00 100.00 158.00 FF 1.00 1.00 1.00 2,700.00 2,700.00 426,600

REVIEW DATE 05/30/2019 BY DJA Total Acres: 0.00 Total Land Value: 426,600 Market: 0 Agricultural: 0 Common: 426,600 PRINTED 07/30/2025 BY SYS

NASSAU COUNTY PROPERTY PAGE 1 of 2 2

VALUATION SUMMARY

VALUATION BY STANDARD

Tax Group: 2 Tax Dist:

BUILDING MARKET VALUE 129,720
TOTAL MARKET OB/XF VALUE 573
TOTAL LAND VALUE - MARKET 426,600
TOTAL MARKET VALUE 556,893
SOH/AGL Deduction 458,120
ASSESSED VALUE 98,773
TOTAL EXEMPTION VALUE HX HB WX 55,722
BASE TAXABLE VALUE 43,051
TOTAL JUST VALUE 556,893
NCON VALUE 0
INCOME VALUE
PREVIOUS YEAR MKT VALUE 472,297

PERMIT NUM DESCRIPTION AMT ISSUED

20101357 REPAIR/RRF 200 08/16/2010
20101348 OTHER 600 08/13/2010

SALES DATA

OFF RECORD Number DATE TYPE INST Q U V I RSNCDC SALE PRICE

1271/1420 11/05/2004 PR Q I 01 100

GRANTOR: DEAL ALICE P/R
GRANTEE: DEAL ALICE
0050/0238 1/01/1964 TA U V 250
GRANTOR:
GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W43 S28 E14STP=[YR=2007] S3 E7N5W7S2\$ N2 E29
FGR=[YR=1993] E19 N26 W19S26\$ N26\$.

DEAL ALICE
413 S 13TH STREET
FERNANDINA BEACH, FL 32034

00-00-31-1800-0231-09D1

[illegible]