

BLOCK 241 LOT 120 & S1/2 OF
LOT 121 IN OR 940/324
CITY OF FDNA BEACH

TRIPP RUTH ANNE
415-B S 14TH ST
FERNANDINA BEACH, FL 32034

2025

00-00-31-1800-0241-1200



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
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	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1011.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,089	100	1993	1,089	104,960
BAS	96	100	2008	96	9,252
FGR	220	55	1993	121	11,662
FOP	14	30	1993	4	386
TOTALS	1,419			1,310	126,260

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	100	48	3	144.00	SF	6.50
2	0810	CONCRETE A	0	100	51	16	720.00	SF	5.85

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0003	R-2	37.00	100.00	37.50

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0320	01	1,310	114.4000	114.40	149,864	1987	1990	0	0	0 15.75	84.25
1 TOWNHOUSE - 100% - 2001											
Heated Area: 1185											
HX Base Yr 2001											
415 S 14TH ST B, FERNANDINA BEACH											

BLD DATE	02/04/2015	KK	LGL DATE	
XF DATE			LAND DATE	03/18/2024
INC DATE			AG DATE	MLU

TOTAL OB/XF									
2,548									

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		126,260	
TOTAL MARKET OB/XF VALUE		2,548	
TOTAL LAND VALUE - MARKET		82,500	
TOTAL MARKET VALUE		211,308	
SOH/AGL Deduction		111,213	
ASSESSED VALUE		100,095	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		49,373	
TOTAL JUST VALUE		211,308	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		205,480	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20071273	REPAIR/RRF	4,900	07/11/2007

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0940/0324	7/11/2000	WD	Q	I		70,000	
GRANTOR: WHITE JAMES T							
GRANTEE: TRIPP RUTH ANNE							
0847/0132	9/01/1998	WD	U	I	07	100	
GRANTOR: HAUGE GLENDA M							
GRANTEE: WHITE JAMES T							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2008] W12 BAS=[YR=1993] W15 S20 FOP=[YR=1993] S6E3N3 U3 L3 \$ D3 R3 S3 W3S10 E1S18 E15 N2 FGR=[YR=1993] E11 N20 W11 S20 \$ N20 E11 N24 W12 N8 \$ S8 E12 N8 \$.									