

CLARK PAUL A & REBECCA A
2 BELTED KINGFISHER
FERNANDINA BEACH, FL 32034

01-6N-29-1300-0064-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMENT										CD										CONSTRUCTION									
Exterior Wall										12 CEDAR 100										TYPE									
Roof Structur										03 GABLE/HIP 100										MDL									
Roof Cover										03 COMP SHNGL 100										EFF. AREA									
Interior Wall										05 DRYWALL 90										TOT ADJ PTS									
Interior Wall										08 DECORATIVE 10										EFF. BASE RATE									
Interior Floo										12 HARDWOOD 50										REPL. COST NEW									
Interior Floo										14 CARPET 50										AYB									
Air Condition										03 CENTRAL 100										EYB									
Heating Type										04 AIR DUCTED 100										ECON									
Bedrooms										3 100										FNCT									
Bathrooms										3.5 100										NORM									
Frame										02 WOOD FRAME 100										% COND									
Stories										2. 100																			
Units										0 100																			
Occupancy										00 NONE 100																			
Quality										04 Quality Level 04																			
DOR CODE										0100 SINGLE FAMILY																			
MAP NUM																				MKT AREA									
NEIGHBORHOOD/LOC										10001.00																			
AREA TYPE										TOTAL GROSS AREA										PCT OF BASE									
YEAR										TOT ADJ AREA										SUBAREA MARKET VALUE									
BAS										1,291										100									
BAS										120										100									
FGR										408										55									
FOP										44										30									
FUS										847										100									
FUS										228										100									
UOP										211										20									
UOP										218										20									
TOTALS										3,367																			
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										0504										FP-ELECTRI									
2										0858										SCULP CONC									
3										1126										CB/STC 8"									
4										0910										SCRN RM L									
5										0877										JACUZZI									
6										1242										WD DECK A									
7										0444										BOX FNC 4'									
8										0810										CONCRETE A									
9										1126										CB/STC 8"									
10										1876										TRELLIS A									
LAND DESCRIPTION																				TOTAL OB/XF									
L N										USE CODE										CLS									
LAND USE DESCRIPTION										CAP										R D									
LOC ZONE										FRONT										DEPTH									
TOT LND UTS										UNIT TYPE										D T									
DPHT 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										100																			
RSF										1										0.00									
0.00										1.00										LT									
1.00										1.00										1.00									
450,000.00										450,000.00										450,000									
REVIEW DATE										05/12/2019										BY									
KBA										Total Acres: 0.00										Total Land Value: 450,000									
Market: 0										Agricultural: 0										Common: 450,000									
PRINTED 07/30/2025 BY SYS																													