

MARKS ROSALIE G L/E/
86106 MORICHES DR
FERNANDINA BEACH, FL 32034

2025

ELEMENT

CD

BUILDING CHARACTERISTICS

CONSTRUCTION

Exterior Wall

16

WD FR STUC 100

Roof Structur

08

IRREGULAR 100

Roof Cover

03

COMP SHNGL 100

Interior Wall

05

DRYWALL 100

Interior Floo

14

CARPET 60

Interior Floo

11

CLAY TILE 40

Air Condition

03

CENTRAL 100

Heating Type

04

AIR DUCTED 100

Bedrooms

4 100

Bathrooms

3 100

Frame

02

WOOD FRAME 100

Stories

1.

1. 100

Units

0 100

Occupancy

00

NONE 100

Quality

04

Quality Level 04

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

04

NEIGHBORHOOD/LOC

4043.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

2,384

100

2001

2,384

338,303

FGR

437

55

2001

240

34,058

FOP

92

30

2001

28

3,973

FOP

276

30

2001

83

11,778

PTO

56

5

2010

3

426

USP

180

30

2010

54

7,663

TOTALS

3,425

2,792

396,199

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

0500

FP-PRE FAB

0 100

0

0

1.00

UT

3,500.00

3,500.00

100

2001

2001

3

84

2,940

2

0811

CONCRETE B

0 100

0

0

1,056.00

SF

5.20

5.20

100

2001

2001

3

79

4,338

LAND DESCRIPTION

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

000134

C

RES POND

100

PUD

0.00

0.00

1.00

LT

1.00

1.00

1.00

127,500.00

127,500.00

127,500

REVIEW DATE

01/06/2023

BY

NWA

Total Acres:

0.00

Total Land Value:

127,500

Market:

0

Agricultural:

0

Common:

127,500

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0900

01

2,792

118.1376

155.94

435,384

2001

2006

0

0

0

9.00

91.00

1

SNGL FAM - 100% - 2023

Heated Area: 2384

HX Base Yr 2023

USP

2010

FOP

2001

BAS

2001

FGR

2001

PTO

2010

FOP

2001

BLD DATE

03/29/2023

NW

LGL DATE

LAND DATE

AG DATE

86106 MORICHES DR, FERNANDINA BEACH

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY

Tax Group: 4

Tax Dist:

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

HX HB

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

STANDARD

396,199

7,278

127,500

530,977

122,043

408,934

50,722

358,212

530,977

0

512,118

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

2611/0643

12/16/2022

WD

U

I

11

100

GRANTOR: MARKS ROSALIE G

GRANTEE: MARKS ROBERT E JR &

2582/1037

7/29/2022

WD

Q

I

01

559,000

GRANTOR: WYATT OTIS W & MELANI

GRANTEE: MARKS ROSALIE G

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W14 S2 USP=[YR=2010] W30 S6 FOP=[YR=2001]
E30 S10 W18 N2 W12 N8 \$ E30 N6 \$ S16 W18 N2 W12 N14 W4 U2 L2
W7 D2 L2 W4 S32 FGR=[YR=2001] S23 E19 N1 PTO=[YR=2010] E11
FOP=[YR=2001] E8 U2 R2 N4 W2 N3 W8 S3 W2 S4 D2 R2 \$ U2
L2 N4 W9 S6 \$ N22 W19 \$ E19 S16 E11 N3 E8 S3 E11 S7 E14 N57
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