

MOORE CHESTER W & SANDRA L
95542 AMELIA NATIONAL PKWY
FERNANDINA BEACH, FL 32034

2025

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION			
Exterior Wall	10	ABOVE AVG 100			
Roof Structur	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	13	LVT/LAMNT 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	03	Quality Level 03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 04			
NEIGHBORHOOD/LOC		4042.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,077	100	2020	3,077	631,659
FGR	699	55	2020	384	78,829
FOP	79	30	2020	24	4,927
FOP	579	30	2020	174	35,719
TOTALS	4,434			3,659	751,133

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 2020 2020 3 99 3,465
2	0812 CONCRETE C 0 100 0 0 1,715.00 SF 4.00 4.00 100 2020 2020 3 98 6,723
3	0911 SCRNM RM A 0 100 49 28 1,372.00 SF 17.50 17.50 100 2020 2020 3 86 20,649
4	0861 POOL GUNIT 0 100 38 15 570.00 SF 85.00 85.00 100 2020 2020 3 90 43,605
5	0871 POOL HTR R 0 100 0 0 1.00 UT 2,000.00 2,000.00 100 2020 2020 3 86 1,720
6	0857 SANDSTONE/ 0 100 0 0 1,032.00 SF 16.00 16.00 100 2020 2020 3 99 16,347
7	0600 SUMMER KIT 0 100 0 0 1.00 UT 5,000.00 5,000.00 100 2020 2020 3 86 4,300

LAND DESCRIPTION		TOTAL OB/XF 96,809													
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	000135 C RES NATURAL 100 PUD 0.00 0.00 1.00 LT 1.00 1.00 1.00 200,000.00 200,000.00 200,000														

REVIEW DATE	03/11/2021	BY	KW	Total Acres: 0.00	Total Land Value: 200,000	Market: 0	Agricultural: 0	Common: 200,000	PRINTED 07/30/2025 BY SYS
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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
0500	11	3,659	131.9022	208.41	762,572	2020	2020	0	0	1.50	98.50

1 SFR CUST - 100% - 2021		Heated Area: 3077		HX Base Yr 2021	
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The diagram shows a rectangular lot divided into several sections. A large central area is labeled 'BAS 2020'. To its right is a smaller area labeled 'FOP 2020'. Below the 'BAS 2020' area is another section labeled 'FGR 2020'. Dimensions are provided for various parts of the lot, such as 13, 49, 6, 4.2, 10, 4.2, 7, 24, 46, 59, 23, 17, 13, 3, 12, 10, 7, 9, 7, 30, 30.

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
IND DATE		AG DATE	

05/08/2025	MLU
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NASSAU COUNTY PROPERTY

VALUATION SUMMARY	
VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	751,133
TOTAL MARKET OB/XF VALUE	96,809
TOTAL LAND VALUE - MARKET	200,000
TOTAL MARKET VALUE	1,047,942
SOH/AGL Deduction	537,219
ASSESSED VALUE	510,723
TOTAL EXEMPTION VALUE	HX HB 50,722
BASE TAXABLE VALUE	460,001
TOTAL JUST VALUE	1,047,942
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	981,430

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2008275	SCRN ENCLSR	17,000	10/01/2020
B2005080	SWIM POOL	45,000	08/01/2020
C1911328	CO ISSUED	0	05/15/2020
B1911328	NEW CONSTR	425,393	10/29/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2363/1974	5/26/2020	WD	Q	I	01	540,100

GRANTOR: ICI JACKSONVILLE RESI						
GRANTEE: MOORE CHESTER W & S						
1599/0347	12/22/2008	WD	U	V	19	100
GRANTOR: INTERVEST CONSTRUCTIO						
GRANTEE: ICI JACKSONVILLE RE						

BUILDING NOTES	

BUILDING DIMENSIONS	
FOP=[YR=2020] W49 BAS=[YR=2020] W13 S59 FGR=[YR=2020] S30 E7 S1 E9 N1 E7 N30 W23\$ E23 N1 FOP=[YR=2020] E17 N7 W7 S4 W10 S3\$ N3 E10 N4 E7 S7 E13 N3 E12 N46 U3 L3 W10 D3 L3 S8 W24 N7 U3 L3 W9 N7\$ S7 E9 D3 R3 S7 E24 N8 U3 R3 E10 N6\$.	