LOT 40 & S1/2 OF LOT 39
IN OR 1764/1984
BELLE GLADE SUB PB 3/55

CLEARY BRIAN S & ANNE
5020 ANTHONY STREET
FERNANDINA BEACH, FL 32034

2026

00-00-30-0140-0040-0000

BUILDING CHARACTERISTICS

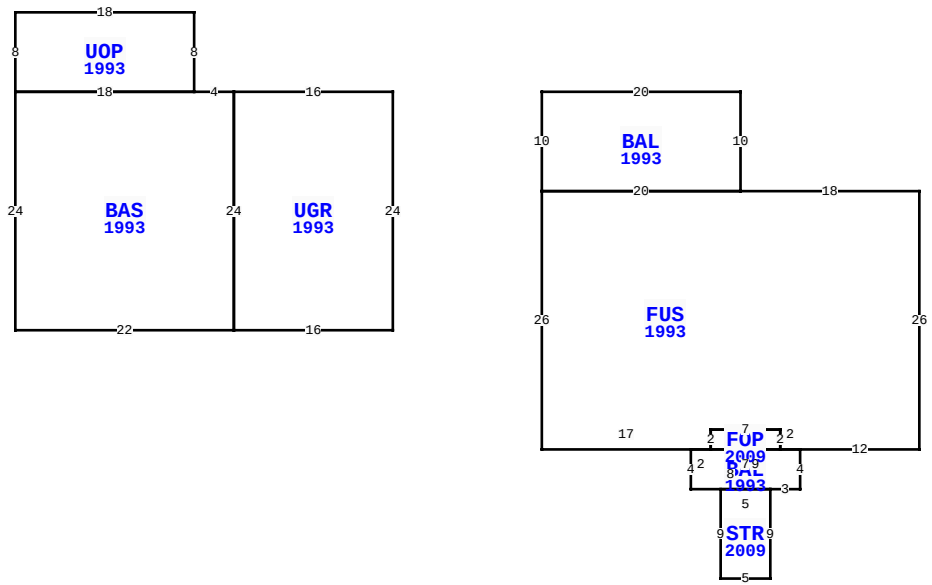
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	17	CB STUCCO 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3047.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAL	44	15	1993	7	631
BAL	200	15	1993	30	2,704
BAS	528	100	1993	528	47,589
FOP	14	30	2009	4	361
FUS	974	100	1993	974	87,786
STR	45	10	2009	4	361
UGR	384	45	1993	173	15,593
UOP	144	20	1993	29	2,614
TOTALS	2,333			1,749	157,636

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,749	109.0000	114.45	200,173	1978	1978	0	0	0	21.25	78.75

1 SINGLE FAM 100% - 2018 Heated Area: 1502 HX Base Yr 2018



5020 ANTHONY ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2026 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		157,636
TOTAL MARKET OB/XF VALUE		1,630
TOTAL LAND VALUE - MARKET		382,500
TOTAL MARKET VALUE		541,766
SOH/AGL Deduction		370,796
ASSESSED VALUE		170,970
TOTAL EXEMPTION VALUE	HX HB VX	56,411
BASE TAXABLE VALUE		114,559
TOTAL JUST VALUE		541,766
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		527,925

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1764/1984	11/11/2011	WD	Q	I	01	193,800
GRANTOR: MOORE MICHAEL J & REG						
GRANTEE: CLEARY BRIAN S & AN						
1691/1712	7/30/2010	WD	Q	I	01	195,000
GRANTOR: WADKINS TERRY & PIA						
GRANTEE: MOORE MICHAEL J & R						

BUILDING NOTES

BUILDING DIMENSIONS

UGR=[YR=1993] W16 BAS=[YR=1993] W4 UOP=[YR=1993] N8 W18 S8 E18$ W18 S24 E22 N24$ S24 E16 N24$ PTR= E15 BAL=[YR=1993] E20 S10FUS=[YR=1993] E18 S26W12 BAL=[YR=1993] S4 W3 STR=[YR=2009] S9 W5 N9 E5$ W8 N4 E2 FOP=[YR=2009] N2 E7 S2 W7$ E9$ W2 N2 W7 S2 W17 N26 E20$ W20 N10$ W15$.

EXTRA FEATURES

LN	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	1978	1978	3	38	1,330	
2	0681	POLE SHED	0	100	10	10	100.00	SF	15.00	15.00	100	1988	1988	3	20	300	

LAND DESCRIPTION

TOTAL OB/XF 1,630

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	1.50	LT		1.00	1.00	1.00	255,000.00	255,000.00	382,500							

REVIEW DATE 01/12/2024 BY KBA Total Acres: 0.00 Total Land Value: 382,500 Market: 0 Agricultural: 0 Common: 382,500 PRINTED 07/09/2026 BY SYS