



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	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

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Quality 04 Quality Level 04

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 01

NEIGHBORHOOD/LOC 1007.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,072	100	2006	2,072	334,416
FOP	184	30	2006	55	8,877
FOP	208	30	2006	62	10,006
FOP	232	30	2006	70	11,298

TOTALS 2,696 2,259 364,597

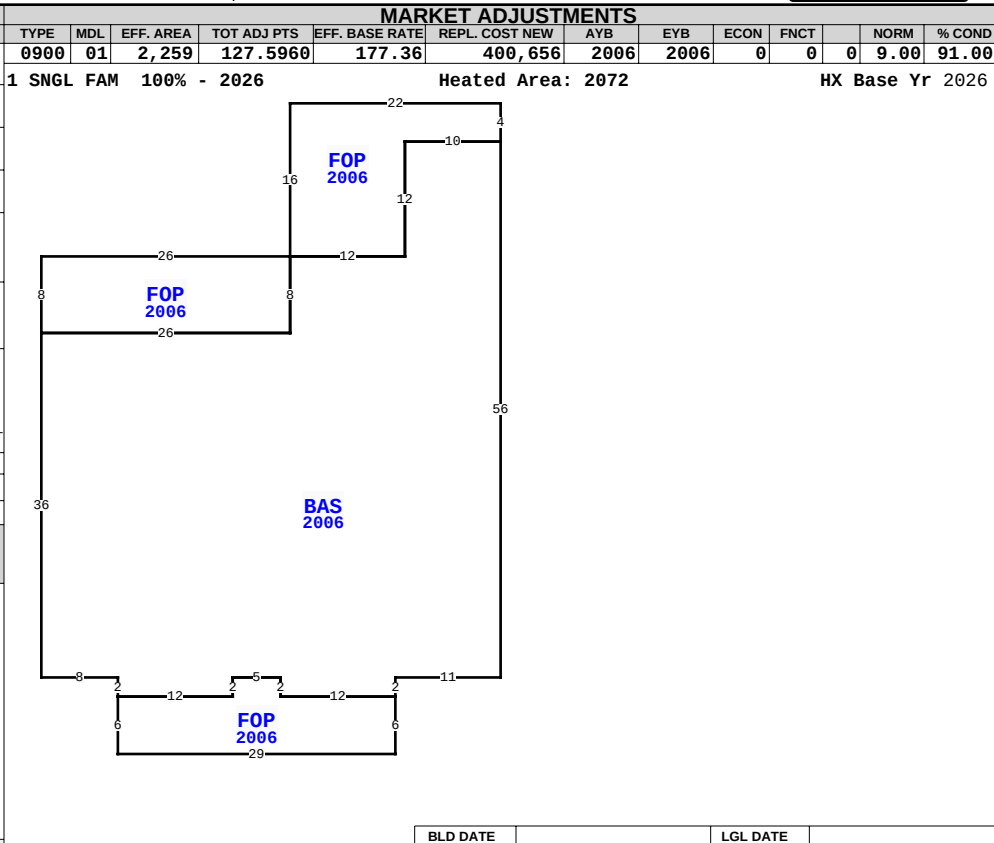
EXTRA FEATURES

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	0510	GARAGE WD-	0 100	20 18	360.00	SF	35.00	35.00	100	2002	2002	3	28	3,528	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0006	R-1	74.00	136.00	1.00	LT		1.00	1.00	1.00	300,000.00	300,000.00	300,000							

REVIEW DATE 01/01/2023 BY CD



18 N 18TH ST, FERNANDINA BEACH

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	04/09/2025	MLU
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TOTAL OB/XF 3,528

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1	000100	C	RES	100	0006	R-1	74.00	136.00	1.00	LT		1.00	1.00	1.00	300,000.00	300,000.00	300,000							

Total Acres: 0.00 Total Land Value: 300,000 Market: 0 Agricultural: 0 Common: 300,000

NASSAU COUNTY PROPERTY PAGE 1 of 1 2

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		364,597
TOTAL MARKET OB/XF VALUE		3,528
TOTAL LAND VALUE - MARKET		300,000
TOTAL MARKET VALUE		668,125
SOH/AGL Deduction		326,112
ASSESSED VALUE		342,013
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		290,602
TOTAL JUST VALUE		668,125
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		628,704

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20053036	H/AC	6,000	11/17/2005
20052476	NEW CONSTR	7,000	08/18/2005
20052316	NEW CONSTR	8,000	07/28/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
9999/9999	7/07/2025	CN	Q	I	01	809,000
GRANTOR: CABOT JULIE H						
GRANTEE: WAYNE BRUCE						
1641/1821	9/25/2009	WD	Q	I	01	285,000
GRANTOR: MOCK WILLIAM J JR						
GRANTEE: CABOT LAWRENCE P JR						

BUILDING NOTES

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BUILDING DIMENSIONS

FOP=[YR=2006] W22 S16 FOP=[YR=2006] W26 S8 BAS=[YR=2006]
S36 E8 S2 FOP=[YR=2006] S6 E29 N6 W12 N2 W5 S2 W12 \$ E12 N2
E5 S2E12 N2 E11 N56 W10 S12 W12 S8 W26 \$ E26 N8 \$ E12 N12 E10
N4 \$.