

BARNHILL AUSTIN JOHN & ANNIE PAGE
1624 HIGHLAND ST
FERNANDINA BEACH, FL 32034

00-00-31-1060-000J-0021

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 50
Exterior Wall19COMMON BRK 50
Roof Structure03GABLE/HIP 100
Roof Cover03COMP SHNGL 100
Interior Wall05DRYWALL 100
Interior Floor13LVT/LAMNT 60
Interior Floor14CARPET 40
Air Condition03CENTRAL 100
Heating Type04AIR DUCTED 100
Bedrooms3 100
Bathrooms2.5 100

Frame Stories Units03MASONRY 100
1. 100
0 100
BUD8 Adjustme Occupancy02DIST FB 100
00 NONE 100

Quality03Quality Level 03
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA01
NEIGHBORHOOD/LOC1007.00
AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ ASUBAREA MARKET VALUEBAS1,36910019931,369153,491BAS462100202446251,799FOP58302024171,906FOP272302024829,194FOP288302024869,642FSP144402024586,503FST144552024798,857
TOTALS2,7372,153241,391

MARKET ADJUSTMENTS

TYPETYPEMDLEFF. AREA TOT ADJ PTS EFF. RATE REPL. COST NEW AYBYEYECONFNCTNORM% COND0100012,153114.3660120.08258,532196120160006.6393.37

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY STANDARD Tax Group: 2 Tax Dist:
BUILDING MARKET VALUE241,391
TOTAL MARKET OB/XF VALUE0
TOTAL LAND VALUE - MARKET300,000
TOTAL MARKET VALUE541,391
SOH/AGL Deduction69,310
ASSESSED VALUE472,081
TOTAL EXEMPTION VALUEHX HB51,411
BASE TAXABLE VALUE420,670
TOTAL JUST VALUE541,391
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE476,842

PERMIT NUMBER DESCRIPTION AMOUNT ISSUED
20211354 REMODEL 0 05/01/2021
20100762 REROOF W/25YR SHN 600 05/10/2010

SALES DATA

OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE
2413/0569 12/02/2020 WD Q I 01 250,000
GRANTOR:CAMPBELL MARK R SUPPL
GRANTEE:BARNHILL AUSTIN JOH
2383/0200 6/15/2020 QC U I 11 100
GRANTOR:CAMPBELL ROBIN TROUT
GRANTEE:CAMPBELL MARK R SUP

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993;ORIG=-11,0] W1 W24 W12 S37 E37 N37 \$
BAS=[YR=2024;ORIG=-11,0] E11 S42 W11 N5 N37 \$
FOP=[YR=2024;ORIG=-48,37] E34 S8 W34 N8 \$
FOP=[YR=2024;ORIG=-14,37] E3 D4.11R0.1 D0.1R10.11 S3 W14 N8 \$
FST=[YR=2024;ORIG=-48,-12] E12 S12 W12 N12 \$
FSP=[YR=2024;ORIG=-12,-12] E12 S12 W11 W1 N12 \$
FOP=[YR=2024;ORIG=-36,-12] E24 S12 W24 N12 \$
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LAND DESCRIPTION TOTAL OB/XF 0

L N USE CODE CLS LAND USE DESCRIPTION CAP RD LOC ZONE FRONT DEPTH TOT LND UTILITY UNIT DPT H 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 67.00 137.00 1.00 LT 1.00 1.00 1.00 300,000.00 300,000.00 300,000

REVIEW DATE 12/12/2023 BY TW Total Acres: 0.00 Total Land Value: 300,000 Market: 0 Agricultural: 0 Common: 300,000 PRINTED 07/09/2026 BY SYS