BLOCK P LOT 2
IN OR 2242/734
ATLANTIC HIGHLANDS SUB

TRUMP MARK R & LINDA V
214 N 17TH ST
FERNANDINA BEACH, FL 32034

2026

00-00-31-1060-000P-0020

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur		N/A 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

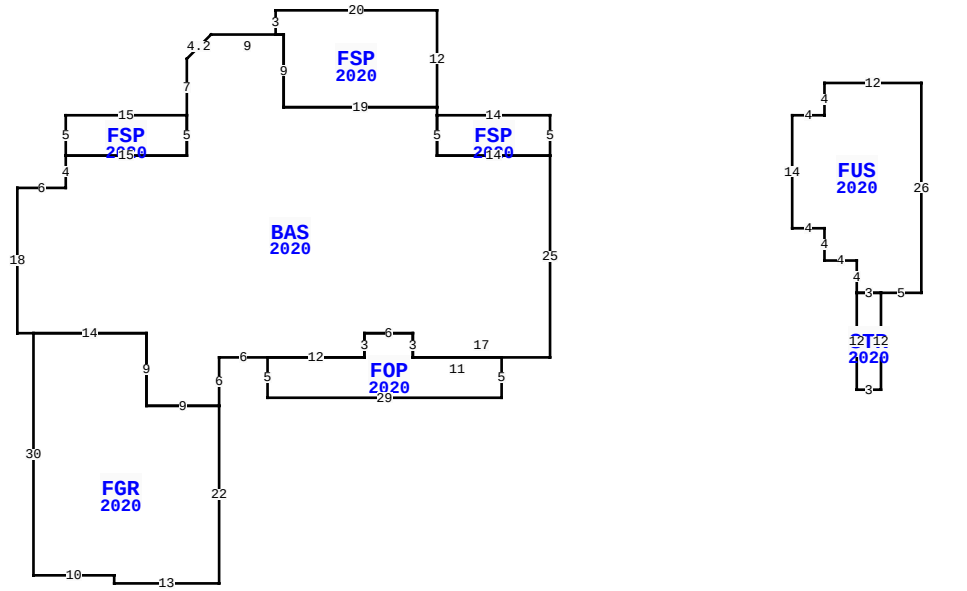
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 01
NEIGHBORHOOD/LOC 1007.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,904	100	2020	1,904	337,191
FGR	622	55	2020	342	60,567
FOP	163	30	2020	49	8,678
FSP	70	40	2020	28	4,959
FSP	75	40	2020	30	5,313
FSP	231	40	2020	92	16,293
FUS	352	100	2020	352	62,338
STR	36	10	2020	4	709
TOTALS	3,453			2,801	496,046

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	2,801	108.8640	180.71	506,169	2020	2020	0	0	0	2.00	98.00

2 SFR CUST 100% - 2021 Heated Area: 2256 HX Base Yr 2021



214 N 17TH ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		496,046
TOTAL MARKET OB/XF VALUE		5,314
TOTAL LAND VALUE - MARKET		300,000
TOTAL MARKET VALUE		801,360
SOH/AGL Deduction		242,178
ASSESSED VALUE		559,182
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		507,771
TOTAL JUST VALUE		801,360
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		798,502

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20190704	CO ISSUED	0	10/22/2020
20190704	NEW CONSTR	0	02/24/2020
20190003	DEMOLITION	0	01/18/2019
7503B	REPAIR/RRF	3,279	01/21/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2242/0734	10/25/2018	WD	U	V	30	135,000
GRANTOR: GLENN JOHN S ET AL						
GRANTEE: TRUMP MARK R & LIND						
1267/0208	8/16/2004	FJ	U	I	11	0
GRANTOR: GLENN HELEN MARIE EST						
GRANTEE: GLENN JOHN S L/E						

BUILDING NOTES

BUILDING DIMENSIONS

FSP=[YR=2020] W14BAS=[YR=2020] N1 FSP=[YR=2020] N12 W20 S3 E1 S9 E19$ W19 N9 W9 D3 L3 S7 FSP=[YR=2020] W15 S5 E15 N5 $ S5 W15 S4 W6 S18 E2 FGR=[YR=2020] S30 E10 S1 E13 N22 W9 N9 W14 $ E14 S9 E9 N6 E6 FOP=[YR=2020] S5 E29 N5 W11 N3 W6 S3 W12$ E12 N3 E6 S3 E17 N25 W14 N5$ S5 E14 N5 $ PTR= E30 FUS=[YR=2020] E4 N4 E12 S26 W5 STR=[YR=2020] S12 W3 N12 E3 $ W3 N4 W4 N4 W4 N14 $ W30 $.

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
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2020	2020	3	98	3,430	
3	1122	CB 6"	0	100	0	0	332.00	SF	5.85	5.85	100	2020	2020	3	97	1,884	

LAND DESCRIPTION

TOTAL OB/XF 5,314

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	0006	R-1	136.00	137.00	1.00	LT		1.00	1.00	1.00	300,000.00	300,000.00	300,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 300,000 Market: 0 Agricultural: 0 Common: 300,000 PRINTED 07/09/2026 BY SYS