BLOCK Q LOT 1 & E 34 FT OF LOT
2 S-1 IN OR 644/1168
ATLANTIC HIGHLANDS DB 39/297

BEASLEY WALLACE R JR & LAURA M
215 N 17TH ST
FERNANDINA BEACH, FL 32034

2026

00-00-31-1060-0000-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floo	12	HARDWOOD 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

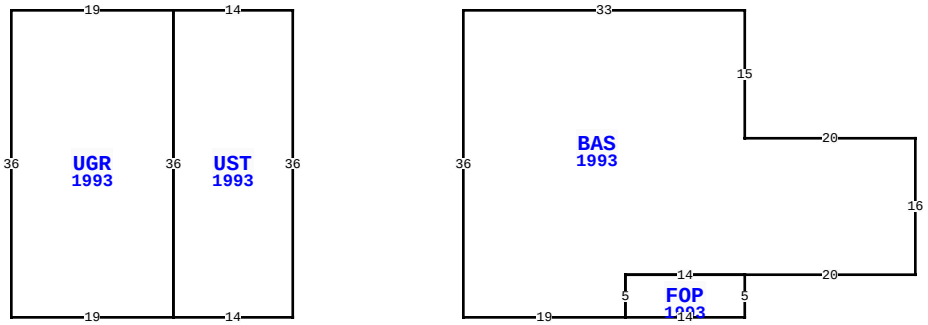
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 01
NEIGHBORHOOD/LOC 1007.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,438	100	1993	1,438	130,843
FOP	70	30	1993	21	1,911
UGR	684	45	1993	308	28,025
UST	504	45	1993	227	20,655
TOTALS	2,696			1,994	181,434

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,994	128.3800	134.80	268,791	1960	1980	0	0	0	32.50	67.50

1 SINGLE FAM 100% - 1992 Heated Area: 1438 HX Base Yr 1992



215 N 17TH ST, FERNANDINA BEACH

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		181,434
TOTAL MARKET OB/XF VALUE		2,116
TOTAL LAND VALUE - MARKET		300,000
TOTAL MARKET VALUE		483,550
SOH/AGL Deduction		336,310
ASSESSED VALUE		147,240
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		95,829
TOTAL JUST VALUE		483,550
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		507,971

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20040240	REPAIR/RRF	3,000	02/12/2004
BP4410	N/A	2,500	07/24/1987

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0644/1168	12/23/1991	WD	Q	I		85,000

GRANTOR: MOTTAYAW JACOB & ANN
GRANTEE: BEASLEY WALLACE & L

BUILDING NOTES

BUILDING DIMENSIONS

UST=[YR=1993] W14 UGR=[YR=1993] W19 S36 E19 N36 $ S36 E14 N36 $ PTR= E20 BAS=[YR=1993] E33 S15 E20 S16 W20 FOP=[YR=1993] S5 W14 N5 E14 $ W14 S5 W19 N36 $ W20 $.

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	1980	1980	3	42	1,470	
2	1242	WD DECK A	0	100	19	17	323.00	SF	10.00	10.00	100	1980	1980	3	20	646	

LAND DESCRIPTION

TOTAL OB/XF 2,116

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	137.00	168.00	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