

LOT 110 S 7 FT OF 109
IN OR 2460/560
FOREST HILLS #2 PB 2/77

HATFIELD LAURA
910 STANLEY DR
FERNANDINA BEACH, FL 32034

2026

00-00-31-128B-0110-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 60
Exterior Wall	05	AVERAGE 40
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 70
Interior Wall	05	DRYWALL 30
Interior Floor	14	CARPET 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02
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	937	100	1993	937	85,011
BAS	88	100	1994	88	7,984
FOP	102	30	1994	31	2,813
UOP	144	20	1994	29	2,631
TOTALS	1,271			1,085	98,438

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0940	SHEDS/PORT	0 100	12	12	144.00	SF	30.00	30.00
2	0680	POLE SHED	0 100	12	9	108.00	SF	10.00	10.00
3	0680	POLE SHED	0 100	12	7	84.00	SF	10.00	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0006	R-1	82.00	158.00	1.00

REVIEW DATE 01/01/2023 BY CD

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,085	106.5406	111.87	121,379	1955	1985	0	0	0 18.90	81.10	
1 SINGLE FAM 100% - 2022 Heated Area: 1025 HX Base Yr 2022												
25 36 11 8 8 11 17 41 6 24 17 6 17 24 17 BAS 1993 BAS 1994 UOP 1994 FOP 1994												
BLD DATE							LGL DATE		05/06/2026			

TOTAL OB/XF 1,248													
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/06/2026 MLU							
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	0940	SHEDS/PORT	0 100	12	12	144.00	SF	30.00	30.00	100	1980	1980	3
2	0680	POLE SHED	0 100	12	9	108.00	SF	10.00	10.00	100	1988	1988	3
3	0680	POLE SHED	0 100	12	7	84.00	SF	10.00	10.00	100	1988	1988	3

TOTAL OB/XF 1,248													
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
1	000100	C	RES	100	0006	R-1	82.00	158.00	1.00	LT		1.00	1.00

Total Acres: 0.00 Total Land Value: 255,000 Market: 0 Agricultural: 0 Common: 255,000

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 2					Tax Dist:				
BUILDING MARKET VALUE					98,438				
TOTAL MARKET OB/XF VALUE					1,248				
TOTAL LAND VALUE - MARKET					255,000				
TOTAL MARKET VALUE					354,686				
SOH/AGL Deduction					139,835				
ASSESSED VALUE					214,851				
TOTAL EXEMPTION VALUE					HX HB DX SX 106,411				
BASE TAXABLE VALUE					108,440				
TOTAL JUST VALUE					354,686				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					321,515				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20040269	ELEC OTHER	1,000	02/17/2004
20040186	REMODEL	2,000	01/30/2004
20040177	REPAIR/RRF	5,000	01/29/2004
3464	REPAIR/RRF	1,200	10/01/1985

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2460/0560	5/10/2021	FJ	U	I	11	100			
GRANTOR: PARRISH JAMES E ESTAT									
GRANTEE: HATFIELD LAURA									
0466/0019	5/01/1985	FS	U	I		8,000			
GRANTOR:									
GRANTEE:									

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=1994] W11 BAS=[YR=1993] W30S25 UOP=[YR=1994] S6E24 FOP=[YR=1994] E17N6W17 S6\$ N6W24\$ E41N17W11N8\$ S8E11 N8\$.									