

CITY OF FERNANDINA BEACH
204 ASH STREET
FERNANDINA BEACH, FL 32034

2026

00-00-31-1360-0001-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 2		2							
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																					
Exterior Wall		15	CONC BLOCK 100		3803	04	705	78.4350	140.40	98,982	2011	2011		0		0	17.50	82.50	VALUATION BY										STANDARD										
Roof Structur		13	P-STRESS C 100		2 RSTRM BLDG 0% - 0															Heated Area: 629										HX Base Yr									
Roof Cover		07	CONC TILE 100																																				

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REVIEW DATE	02/01/2024	BY	KBA	Total Acres: 1.75	Total Land Value: 6,120,000	Market: 0	Agricultural: 0	Common: 6,120,000	PRINTED 07/09/2026 BY SYS
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