

MASON-SMITH JOHN S & DONNA R
2133 NATURES GATE CT N
FERNANDINA BEACH, FL 32034

2026



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall

Roof Structur

Roof Cover

Interior Wall

Interior Floo

Interior Floo

Air Condition

Heating Type

Bedrooms

Bathrooms

Frame

Stories Units

BUD8 Adjustme

Occupancy

2008

FACE BRICK 100

08IRREGULAR 100

03COMP SHNGL 100

05DRYWALL 100

13LVT/LAMNT 70

11CLAY TILE 30

03CENTRAL 100

04AIR DUCTED 100

3100
2100

02WOOD FRAME 100

1.1.100
0100

02DIST FB 100

00NONE 100

Quality

DOR CODE

MAP NUM

NEIGHBORHOOD/LOC

05Quality Level 05

0100SINGLE FAMILY

MKT AREA01

1030.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

FGR

FOP

1,947

484

35

100

55

30

1993

1993

1993

1,947

266

10

293,494

40,097

1,508

TOTALS

2,466

2,223

335,099

EXTRA FEATURES

L N

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

0100

0

0

2.00

UT

3,500.00

3,500.00

100

1988

1988

3

60

4,200

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

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

R-1

0.00

0.00

1.00

UT

1.00

1.00

1.00

205,000.00

205,000.00

205,000

REVIEW DATE

01/01/2023

BY

CD

Total Acres: 0.00

Total Land Value: 205,000

Market: 0

Agricultural: 0

Common: 205,000

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0900

01

2,223

124.2934

172.77

384,068

1988

2008

0

0

0

12.75

87.25

1 SNGL FAM

100% - 2020

Heated Area: 1947

HX Base Yr 2020

BLD DATE

XF DATE

ACT DATE

LGL DATE

LAND DATE

AG DATE

05/04/2026

MLU

SALES DATA

OFF RECORD Number

DATE

TYPE INST

QUANTITY

VOLUME

RSN CD

SALE PRICE

2280/1363

6/03/2019

WD

U

I

11

100

GRANTOR: FOX BARRY S

GRANTEE: MASON-SMITH JOHN S

2279/0138

6/03/2019

WD

Q

I

01

408,000

GRANTOR: FOX BARRY S

GRANTEE: MASON-SMITH JOHN S

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W53 S29 E16 FOP=[YR=1993] S4 E5 N7 W5 S3\$ N3 E5 S7 E7 S9 E6 FGR=[YR=1993] S22 E22 N22 W22\$ E22 N24 W3 N18\$.

VALUATION BY

Tax Group: 2

Tax Dist:

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

STANDARD

335,099

4,200

205,000

544,299

318,613

225,686

56,411

169,275

544,299

0

527,856