LOT 19A
NATURES WALK PB5/202

CLOUD WILLIAM KEITH & CYNTHIA LYN
1127-A NATURES WALK CT
FERNANDINA BEACH, FL 32034

2026

00-00-31-147L-019A-0000

BUILDING CHARACTERISTICS

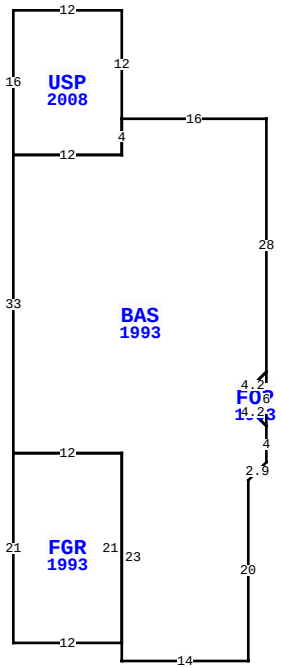
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	12	CEDAR 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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	1029.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,305	100	1993	1,305	127,285
FGR	252	55	1993	139	13,558
FOP	9	30	1993	3	293
USP	192	30	2008	58	5,657
TOTALS	1,758			1,505	146,792

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0320	01	1,505	111.3840	116.95	176,010	1989	1989	0	0	0	16.60	83.40

1 TOWNHOUSE 100% - 2024 Heated Area: 1305 HX Base Yr 2024



1127 NATURES WALK CT A, FERNANDINA BEACH

BLD DATE		LGL DATE	05/04/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	146,792
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	200,000
TOTAL MARKET VALUE	346,792
SOH/AGL Deduction	46,807
ASSESSED VALUE	299,985
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	248,574
TOTAL JUST VALUE	346,792
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	292,098

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20070391	REPAIR/RRF	5,600	03/05/2007
5655	NEW CONSTR	108,010	10/25/1989

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2365/0804	6/02/2020	WD	Q	I	01	270,000
GRANTOR: EXTERKAMP MARY F & PE						
GRANTEE: CLOUD WILLIAM KEITH						
0791/1439	4/29/1997	WD	Q	I		87,600
GRANTOR: JOHNSON JAMES W & I E						
GRANTEE: EXTERKAMP MARY F						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W16 USP=[YR=2008] N12 W12 S16 E12 N4$ S4 W12
S33 FGR=[YR=1993] S21 E12 N21 W12$ E12 S23 E14 N20 R2 U2 N4
FOP=[YR=1993] N6 L3 D3 D3 R3 $ L3 U3 U3 R3 N28$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0.00	0.00	1.00	UT		1.00	1.00	1.00	200,000.00	200,000.00	200,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 200,000 Market: 0 Agricultural: 0 Common: 200,000 PRINTED 07/09/2026 BY SYS