

LOTS 12 13 14 & N 90 FT OF
LOTS 15 33 & PT OF LOT 16
IN OR 384/577 & OR 370/121 &

SIKES MARY E EST
C/O MARY ELIZABETH DOUGLAS, 145 N 15TH ST
FERNANDINA BEACH, FL 32034

2026

00-00-31-1690-0012-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	11	BD/BTN AVG 100
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		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories		1. 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		

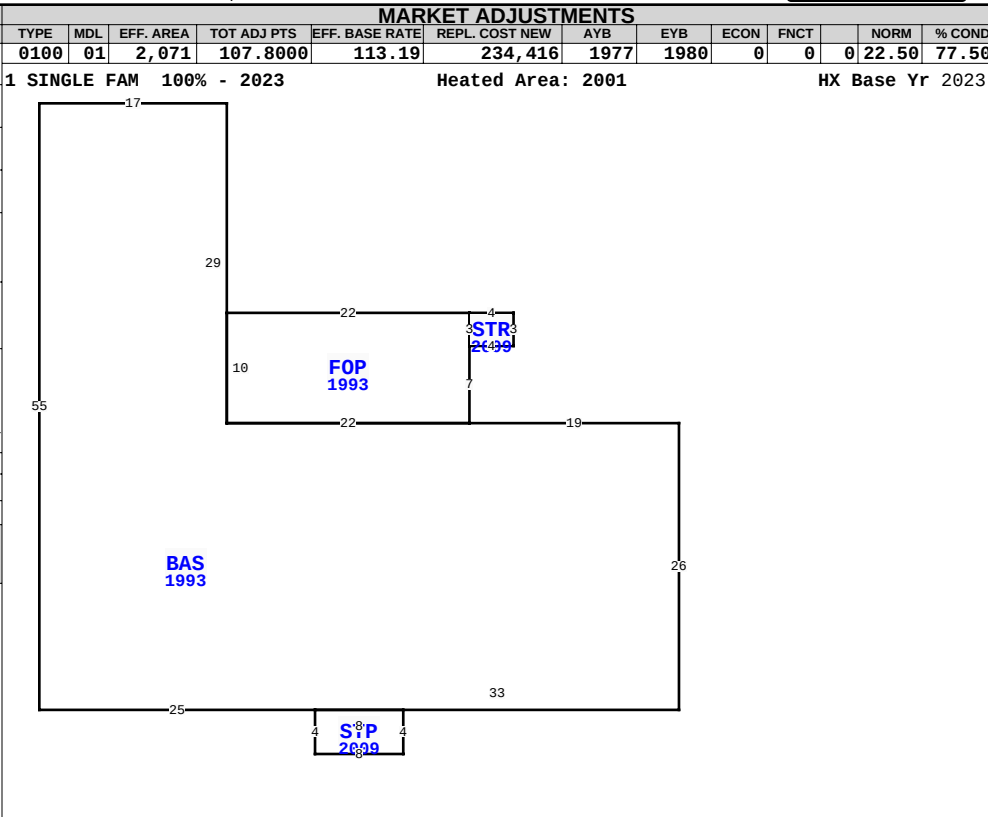
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,001	100	1993	2,001	175,532
FOP	220	30	1993	66	5,790
STP	32	10	2009	3	264
STR	12	10	2009	1	88

TOTALS	2,265			2,071	181,672
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
3	1242	WD DECK A	0 100	22	22	484.00	SF	10.00	10.00	100	2009
4	0350	CARPORT WD	0 100	26	10	260.00	SF	13.00	13.00	100	1989
5	0510	GARAGE WD-	0 100	30	38	1,140.00	SF	35.00	35.00	100	1989

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	RES	100	0006	R-1	90.00	340.00	1.00	LT	1.00

REVIEW DATE	01/01/2023	BY	CD
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145 N 15TH ST, FERNANDINA BEACH	BLD DATE	LGL DATE	05/06/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
10.00	100	2009	2009	3	31	1,500	
13.00	100	1989	1989	3	20	676	
35.00	100	1989	1989	3	20	7,980	

TOTAL OB/XF											
10,156											

Total Acres: 0.00	Total Land Value: 382,500	Market: 0	Agricultural: 0	Common: 382,500
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 2
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	181,672		
TOTAL MARKET OB/XF VALUE	10,156		
TOTAL LAND VALUE - MARKET	382,500		
TOTAL MARKET VALUE	574,328		
SOH/AGL Deduction	27,669		
ASSESSED VALUE	546,659		
TOTAL EXEMPTION VALUE	HX HB WX 56,411		
BASE TAXABLE VALUE	490,248		
TOTAL JUST VALUE	574,328		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	532,287		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20120580	RE - ROOF	8,985	04/09/2012
20100563	REPAIR/RRF	3,000	04/06/2010
20090933	REPAIR/RRF	3,000	07/16/2009
5569	ADDITION	25,000	09/05/1989

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0384/0577	4/01/1983	WD	Q	V		4,000	

GRANTOR:							
GRANTEE:							

BUILDING NOTES							
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BUILDING DIMENSIONS							
BAS=[YR=1993] W19 FOP=[YR=1993] N7 STR=[YR=2009] E4N3W4S3\$N3 W22S10E22\$ W22N29W17S55E25 STP=[YR=2009] S4E8N4 W8\$ E33N26\$.							