

DUVAL DONN NORMAND/DANIELL KRISTEN TAO
229 S 5TH ST
FERNANDINA BEACH, FL 32034

00-00-31-1800-0026-0090



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																	
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 2																	
Exterior Wall	07	ASB SHNGLE 100	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100				
Roof Structur	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
Roof Cover	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
Interior Wall	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
Interior Floo	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
Air Condition	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
Heating Type	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
Bedrooms	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
Bathrooms	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
Frame	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
Stories	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
Units	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
BUD8 Adjustme	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
Occupancy	03	GABLE/HIP 100	03	COMP SHNGL 100	05	DRYWALL 100	12	HARDWOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	2	100	02	WOOD FRAME 100	1.	1.	100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100	0	100	02	DIST FB 100	00	NONE 100
229 S 5TH ST, FERNANDINA BEACH																																					
EXTRA FEATURES										TOTAL OB/XF										0																	
L N	OB/XF 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	0006	R-2	50.00	75.00	50.00	FF		1.00	1.00	1.00	5,500.00	5,500.00	275,000																				
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