

ANDERSON JON M/
2744 OCEAN OAKS DRIVE NORTH
FERNANDINA BEACH, FL 32034

00-00-31-1800-0029-0050

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall
Roof Structur

1709CB STUCCO 100
RIDGE FRME 100

Roof Cover
Interior Wall

0405BUILT-UP 100
DRYWALL 100

Interior Floo
Interior Floo

1214HARDWOOD 60
CARPET 40

Ceiling
Air Condition

0104FIN.SUSPD 100
ROOF TOP 100

Heating Type
Fixtures
Frame

0403AIR DUCTED 100
5 100
MASONRY 100

Story Height
RMS
Stories

12 100
7 100
1. 1. 100

Units
BUD8 Adjustme
Occupancy

0 100
02 DIST FB 100
00 OWNER OCC 100

Quality

03Quality Level 03

DOR CODE

1700OFFICE BUILDINGS

MAP NUM

MKT AREA01

NEIGHBORHOOD/LOC

1005.00

TOTALS

2,4002,400101,096

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

1701042,400100.8000150.44361,056195719800072.0028.00

1 OFFICE0% - 0Heated Area: 2400HX Base Yr

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE101,096

TOTAL MARKET OB/XF VALUE2,890

TOTAL LAND VALUE - MARKET325,000

TOTAL MARKET VALUE428,986

SOH/AGL Deduction0

ASSESSED VALUE428,986

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE428,986

TOTAL JUST VALUE428,986

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE404,909

PERMIT NUMDESCRIPTIONAMTISSUED

8002REPAIR/RRF5,40011/29/1993

7312REMODEL22,50009/10/1992

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYVOLUMERSN CDPRICE

1489/06564/02/2007WDQI410,000

GRANTOR: ROWE JASON N & COURTNN

GRANTEE: ANDERSON JON M

1429/14227/21/2006WDQI450,000

GRANTOR: PROSPERITY 2000 LLC

GRANTEE: ROWE JASON N & COUR

BLD DATEXF DATEINC DATE

03/01/202103/01/2021

LGL DATELAND DATEAG DATE

05/06/2026MLU

EXTRA FEATURES

24 S 5TH ST, FERNANDINA BEACH

LNOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10810CONCRETE A00634252.00SF6.506.5010019701970320328

20825BRICK0000283.00SF12.5012.5010019801980370.52,494

30810CONCRETE A0041352.00SF6.506.501001970197032068

LAND DESCRIPTION

TOTAL OB/XF2,890

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1001700C1STORY OFF00003C-350.00100.005,000.00SF1.001.001.0065.0065.00325,000

REVIEW DATE01/01/2023BYCDTotal Acres: 0.00Total Land Value: 325,000Market: 0Agricultural: 0Common: 325,000PRINTED 07/09/2026 BY SYS