

FERNANDINA SEAPORT INC/
C/O RONDA SHAW, 604 CENTRE STREET
FERNANDINA BEACH, FL 32034

00-00-31-1800-0037-0010

BUILDING CHARACTERISTICS

CONSTRUCTION

ELEMENTCD

Exterior Wall Roof Structure04

COMMON BRK 100 WOOD TRUSS 100

RooF Cover Interior Wall Interior Wall Interior Floor Ceiling Air Condition Heating Type Fixtures Frame0401030302040403

BUILT-UP 100 MINIMUM 70 PLASTER 30 CONC FINSH 100 F.NOT SUS 100 ROOF TOP 100 AIR DUCTED 100 6 100 MASONRY 100

Story Height RMS Stories Units BUD8 Adjustme Occupancy

12 100 3 100 1. 1. 100 0 100 02 DIST FB 100 00 OWNER OCC 100

QualityDOR CODEMAP NUMNEIGHBORHOOD/LOC

03 Quality Level 03 1100 STORES, 1 STORY MAP AREA MKT AREA 01 NEIGHBORHOOD/LOC 1002.00

TOTALS

11,504

10,843

752,992

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

1 0418 EXHST FAN 0 0 0 0 1.00 UT 400.00 400.00 100 1952 1952 3 20 80

LAND DESCRIPTION

L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T DPHT FACT % COND TOT ADJ UNIT PRICE ADJ UNIT PRICE LAND VALUE OTHER ADJUSTMENTS AND NOTES YEAR DENSITY DECL FRZ YR CONSRV

1 001100 C STORE 1FLR 0 0003 C-3 150.00 100.00 15,000.00 SF 1.00 1.00 1.00 125.00 125.00 1,875,000

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 1,875,000 Market: 0 Agricultural: 0 Common: 1,875,000 PRINTED 07/09/2026 BY SYS

MARKEt ADJUSTMENTStYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATE REPL. COST NEWAYBEYB ECON FNCTNORM% CONDTOTALS

11010410,84378.2040138.891,505,9841952198200050.0050.00

1 RETAILSTOR 0% - 0 Heated Area: 10407 HX Base Yr

UST 1993BAS 1993CAN 1993

BLD DATEXF DATEINC DATE01/07/202201/07/2022KKKKLGL DATELAND DATEAG DATE05/04/2026MLU

BUILDING NOTES

BUILDING DIMENSIONS

NASSAU COUNTY PROPERTYVALUATION SUMMARY

Tax Group: 2Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

Sales DataOFF RECORD NumberDATETYPE INSTQUANTITYVALUERSN CD SALE PRICE0433/05519/01/1984WDQI230,000GRANTOR:GRANTEE:

PERMIT NUMDESCRIPTIONAMTISSUED20100503REPAIR/RRF31,42703/26/201020060921H/AC18,20004/28/200620060201REMODEL5,00001/24/200620020805REMODEL1,00005/10/20026047REPAIR/RRF18,60006/27/19905298DEMOLITION3,50004/04/1989