

BLOCK 150 LOTS 5 6 & 7
IN OR 2703/1068
EX S 75' OF LOTS 6 & 7

DONALDSON DEGRA L/E/
624 S 5TH ST
FERNANDINA BEACH, FL 32034

2026

00-00-31-1800-0150-0050



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	05	AVERAGE 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LVT/LAMMT 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2.5	100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
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NEIGHBORHOOD/LOC	1001.00
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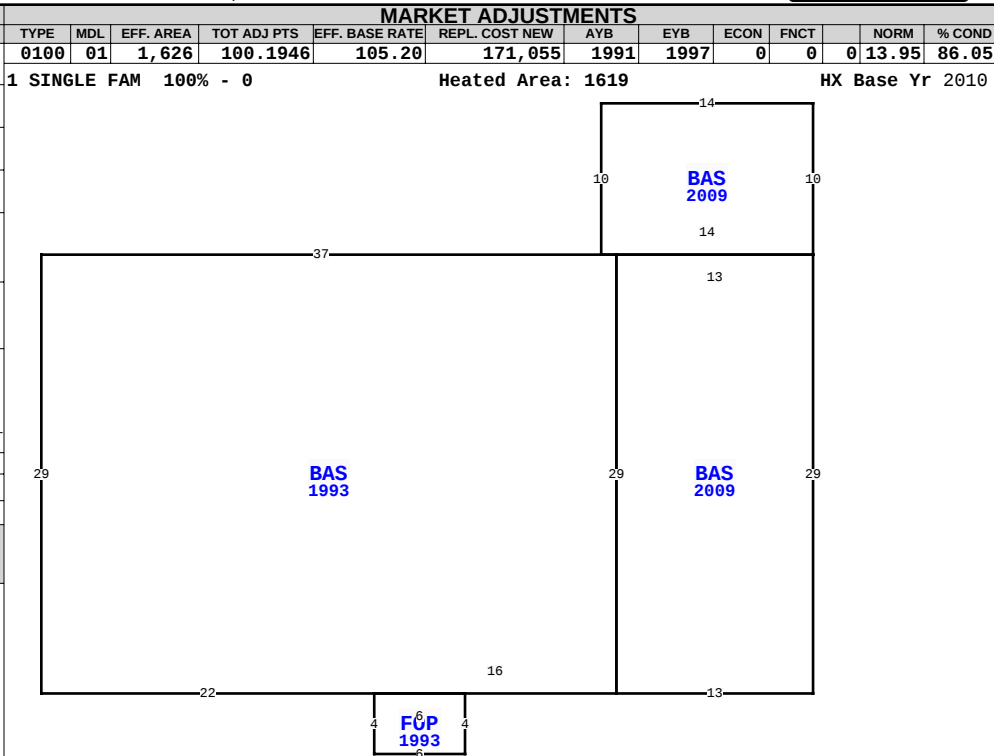
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,102	100	1993	1,102	99,758
BAS	140	100	2009	140	12,673
BAS	377	100	2009	377	34,127
FOP	24	30	1993	7	633

TOTALS	1,643			1,626	147,193
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
2	1243	WD DECK F	0	100	0	0	171.00	SF	3.20
4	0940	SHEDS/PORT	0	100	009	0	280.00	SF	30.00
5	1243	WD DECK F	0	100	16	19	304.00	SF	8.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0006	R-2	75.00	100.00	75.00

REVIEW DATE	01/01/2023	BY	CD
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624 S 5TH ST, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

05/22/2025	MLU
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	147,193		
TOTAL MARKET OB/XF VALUE	3,467		
TOTAL LAND VALUE - MARKET	318,750		
TOTAL MARKET VALUE	469,410		
SOH/AGL Deduction	358,971		
ASSESSED VALUE	110,439		
TOTAL EXEMPTION VALUE	HX HB WX SX 106,411		
BASE TAXABLE VALUE	4,028		
TOTAL JUST VALUE	469,410		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	465,723		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6423	NEW CONSTR	33,000	03/18/1991
6179	NEW CONSTR	40,800	09/25/1990

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2703/1068	4/02/2024	LE U	I	I	11	100	
GRANTOR: DONALDSON DEGRA							
GRANTEE: MOUTON EDWARD JERRE							
1950/1053	12/05/2014	QC U	I	I	11	100	
GRANTOR: DONALDSON DEGRA ANN							
GRANTEE: DONALDSON DEGRA							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2009] W14S10 BAS=[YR=1993] W37S29 E22 FOP=[YR=1993] S4E6N4W6\$ E16 BAS=[YR=2009] E13N29W13S29\$N29 W1\$ E14N10\$.									

TOTAL OB/XF 3,467

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	75.00	100.00	75.00	FF		1.00	1.00	1.00	4,250.00	4,250.00	318,750							