BLOCK 152 LOTS 5 6 & 7
CITY OF FDNA BEACH

SHOTWELL MARK & CAMILLE COOLIDGE
3311 NW 18TH AVE
OAKLAND PARK, FL 33309

2026

00-00-31-1800-0152-0050

BUILDING CHARACTERISTICS

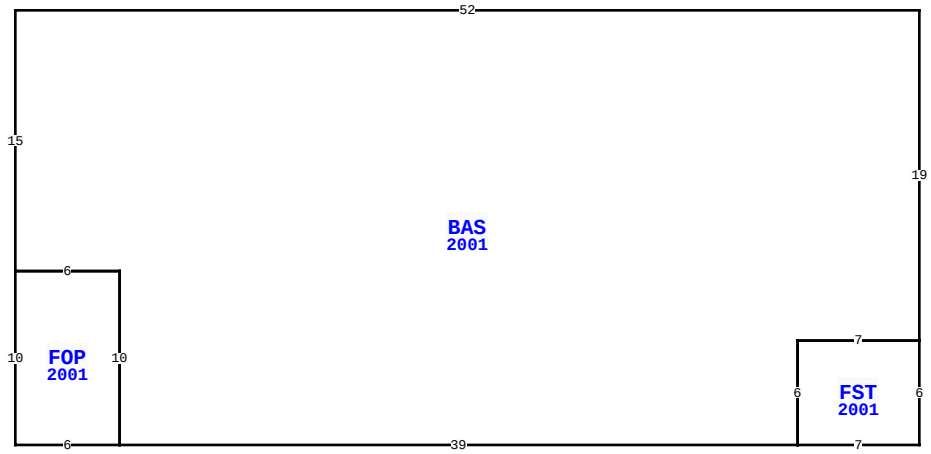
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	10	ABOVE AVG 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,198	100	2001	1,198	180,994
FOP	60	30	2001	18	2,719
FST	42	55	2001	23	3,475
TOTALS	1,300			1,239	187,188

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,239	123.0660	171.06	211,943	2001	2001	0	0	0	11.68	88.32

1 SNGL FAM 0% - 0 Heated Area: 1198 HX Base Yr



712 S 6TH ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/22/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	187,188
TOTAL MARKET OB/XF VALUE	7,157
TOTAL LAND VALUE - MARKET	318,750
TOTAL MARKET VALUE	513,095
SOH/AGL Deduction	122,583
ASSESSED VALUE	390,512
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	390,512
TOTAL JUST VALUE	513,095
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	510,485

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20151908	REMODEL	10,000	08/01/2015
20122498	REPLACE TUB/SHOWE	2,000	12/13/2012
20122499	SHEETROCK BATHROO	830	12/13/2012
20120203	WATER HEATER REPL	500	02/08/2012
20111782	PANEL CHANGE OUT	700	10/05/2011
2002834	NEW CONSTR	77,891	05/01/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2309/0269	9/25/2019	WD	Q	I	01	265,000
GRANTOR: BYRD SUSAN CAROLINE						
GRANTEE: SHOTWELL MARK & CAM						
2140/1764	8/10/2017	WD	Q	I	01	206,500
GRANTOR: PUGH ANGEL MICHELLE &						
GRANTEE: BYRD SUSAN CAROLINE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W52 S15 FOP=[YR=2001] S10 E6 N10 W6 $ E6 S10 E39 FST=[YR=2001] E7 N6 W7 S6 $ N6 E7 N19 $.

EXTRA FEATURES

LN	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
3	0510	GARAGE WD-	0	0	12	24	288.00	SF	35.00	35.00	100	2015	2015	3	71	7,157	

LAND DESCRIPTION

TOTAL OB/XF 7,157

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	0	0006	R-2	75.00	100.00	75.00	FF		1.00	1.00	1.00	4,250.00	4,250.00	318,750							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 318,750 Market: 0 Agricultural: 0 Common: 318,750 PRINTED 07/09/2026 BY SYS