

BLOCK 173 LOTS 27 THRU 32
IN OR 827/1554 & OR 913/1418
ESMT IN OR 652/739

HORNE RHONDA ELAINE & DANIEL M/
1009 S 8TH ST
FERNANDINA BEACH, FL 32034

2026

00-00-31-1800-0173-0270



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structure	04	WOOD TRUSS 100			
Roof Cover	13	STAND SEAM 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	07	CORK/VTILE 100			
Ceiling	02	F.NOT SUS 100			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Fixtures		10 100			
Frame	02	WOOD FRAME 100			
Story Height		8 100			
RMS		3 100			
Stories	1.	1. 100			
Units		0 100			
Occupancy	00	OWNER OCC 100			
Quality	03	Quality Level 03			
DOR CODE	1100	STORES, 1 STORY			
MAP NUM		MKT AREA		01	
NEIGHBORHOOD/LOC	1095.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,536	100	1993	1,536	121,432
CAN	24	30	1993	7	553
TOTALS	1,560			1,543	121,986

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	RETAILSTOR	0%	- 0								
Heated Area: 1536 HX Base Yr											
BLD DATE	11/01/2019	KK	LGL DATE								
XF DATE	11/01/2019	KK	LAND DATE								
INC DATE			AG DATE								
1009 S 8TH ST, FERNANDINA BEACH											
04/24/2026 MLU											

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0812	CONCRETE C	0	0	0	0	5,641.00	SF	4.00	4.00	
2	0097	AWNING CN	0	0	0	0	14.00	SF	65.00	65.00	
3	0097	AWNING CN	0	0	0	0	4.00	SF	65.00	65.00	
4	0962	SKYLIGHT	0	0	0	0	1.00	UT	250.00	250.00	
5	0978	SECURTY LT	0	0	0	0	1.00	UT	450.00	450.00	
6	0424	CL FNC 6'	0	0	0	0	110.00	LF	20.00	20.00	
7	0803	ASPHALT C	0	0	0	0	4,097.00	SF	2.00	2.00	
8	0097	AWNING CN	0	0	0	0	4.00	SF	65.00	65.00	
9	0402	CONC BUMPE	0	0	0	0	20.00	UT	25.00	25.00	
10	0855	CONC PAVER	0	0	0	0	296.00	SF	10.00	10.00	
TOTAL OB/XF 22,593											

LAND DESCRIPTION										TOTAL OB/XF										22,593									
L N	USE 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	001100	C	STORE 1FLR	0	0003	MU-8	150.00	100.00	15,000.00	SF		1.00	1.00	1.00	25.00	25.00	375,000												

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