BLOCK 200 LOT 2
CITY OF FDNA BEACH

FOLEY THOMAS P JR & CAREY M
1475 CLINCH DR
FERNANDINA BEACH, FL 32034

2026

00-00-31-1800-0200-0020

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

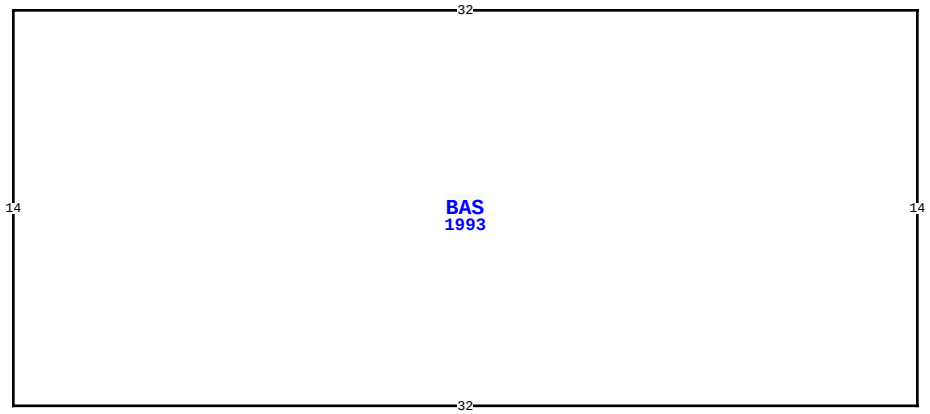
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	02	MIN PLYWD 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		N/A 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01
DOR CODE	0700	MISC RESIDENTIAL
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2017.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	448	100	1993	448	4,718
TOTALS	448			448	4,718

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6500	01	448	54.0000	21.06	9,435	1982	1982	0	0	0	50.00	50.00

2 GARAGE RES 0% - 2024 Heated Area: 448 HX Base Yr



1466 S 6TH ST, FERNANDINA BEACH

BLD DATE	10/28/2013 KK	LGL DATE	
XF DATE		LAND DATE	04/24/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE	4,718
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	190,000
TOTAL MARKET VALUE	194,718
SOH/AGL Deduction	74,645
ASSESSED VALUE	120,073
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	120,073
TOTAL JUST VALUE	194,718
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	127,976

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2651/433	6/29/2023	WD	Q	I	01	100,000
GRANTOR: SINGLETARY JO ANN						
GRANTEE: FOLEY THOMAS P JR &						
0898/0659	9/03/1999	WD	Q	I		30,000
GRANTOR: RICHARDS MARCELLA & P						
GRANTEE: SINGLETARY WINSTON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W32 S14 E32 N14$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	RSF-2	95.00	100.00	95.00	FF		1.00	1.00	1.00	2,000.00	2,000.00	190,000							

REVIEW DATE 06/17/2024 BY HS Total Acres: 0.00 Total Land Value: 190,000 Market: 0 Agricultural: 0 Common: 190,000 PRINTED 07/09/2026 BY SYS