BLK 210 LOTS 8,9,10 & FRACL
LOT 7 & W1/2 OF ABND 12TH ST
IN OR 566/536 (EX UTIL ESMT IN

FIRST BAPTIST CHURCH OF FERNANDINA BEACH
1600 S 8TH ST
FERNANDINA BEACH, FL 32034

2026

00-00-31-1800-0210-0070

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	7000	VAC INSTITUTIONAL	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

NECTARINE ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/04/2025 DC
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		4,800
TOTAL MARKET VALUE		4,800
SOH/AGL Deduction		0
ASSESSED VALUE		4,800
TOTAL EXEMPTION VALUE	02	4,800
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		4,800
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		4,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1668/0499	3/23/2010	WD	U	V	11	100
GRANTOR: WOODS & WATER INC						
GRANTEE: FIRST BAPTIST CHURC						
1376/1471	12/12/2005	WD	U	V	17	100
GRANTOR: WOODS & WATER INC						
GRANTEE: FIRST BAPTIST CHURC						

BUILDING NOTES

BUILDING DIMENSIONS

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	009606	C	CONSERVATION	0	0007	CI	536.00	260.00	3.20	AC		1.00	1.00	1.00	1,500.00	1,500.00	4,800							

REVIEW DATE 01/01/2023 BY CD Total Acres: 3.20 Total Land Value: 4,800 Market: 0 Agricultural: 0 Common: 4,800 PRINTED 07/09/2026 BY SYS