

BLOCK 262 E'LY 134FT OF
N1/2 OF LOT 10
CITY OF FNDA BEACH

MCKENDREE TERRY
401 S 15TH STREET
FERNANDINA BEACH, FL 32034

2026

00-00-31-1800-0262-0101



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 80
Exterior Wall	15	CONC BLOCK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floo	10	TERRAZZO 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	1.5	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

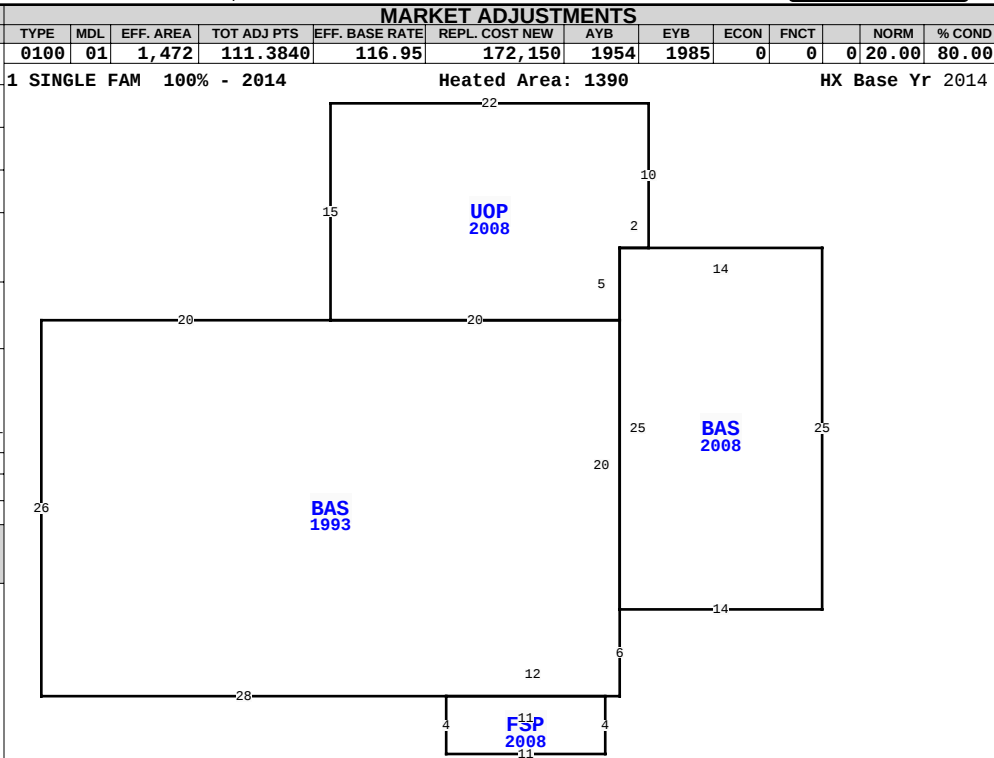
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1011.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,040	100	1993	1,040	97,302
BAS	350	100	2008	350	32,746
FSP	44	40	2008	18	1,684
UOP	320	20	2008	64	5,988

TOTALS	1,754			1,472	137,720
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0510	GARAGE WD-	0	100	16	24	384.00	SF	35.00		
2	1243	WD DECK F	0	100	12	16	192.00	SF	8.00		
3	1243	WD DECK F	0	100	4	10	40.00	SF	8.00		
4	0940	SHEDS/PORT	0	100	0	0	120.00	SF	30.00		

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	RES	100	0006	R-1	86.00	134.00	86.00	FF	



401 S 15TH ST, FERNANDINA BEACH	BLD DATE	LGL DATE	05/05/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

L N	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
1	0510	GARAGE WD-	0	100	16	24	384.00	SF	35.00		100	1980	1980	3	20	2,688	
2	1243	WD DECK F	0	100	12	16	192.00	SF	8.00		100	1998	1998	3	20	307	
3	1243	WD DECK F	0	100	4	10	40.00	SF	8.00		100	1998	1998	3	20	64	
4	0940	SHEDS/PORT	0	100	0	0	120.00	SF	30.00		100	2009	2009	3	31	1,116	

TOTAL OB/XF											
4,175											

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
PAGE 1 of 1 2											
VALUATION BY						STANDARD					
Tax Group: 2						Tax Dist:					
BUILDING MARKET VALUE						137,720					
TOTAL MARKET OB/XF VALUE						4,175					
TOTAL LAND VALUE - MARKET						210,700					
TOTAL MARKET VALUE						352,595					
SOH/AGL Deduction						215,287					
ASSESSED VALUE						137,308					
TOTAL EXEMPTION VALUE						51,411					
BASE TAXABLE VALUE						85,897					
TOTAL JUST VALUE						352,595					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						325,500					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20091733	XFOB	2,480	12/21/2009
20090366	REPAIR/RRF	10,164	03/20/2009
20090248	REMODEL	1,200	02/25/2009
20090245	REMODEL	700	02/24/2009
20090246	REMODEL	800	02/24/2009
20090247	REMODEL	800	02/24/2009

SALES DATA											
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE					
0648/0326	2/04/1992	FJ	Q	I	06	0					

GRANTOR: MCKENDREE ETHEL G EST
GRANTEE: MCKENDREE TERRY V

BUILDING NOTES

BUILDING DIMENSIONS
UOP=[YR=2008] W22 S15 BAS=[YR=1993] W20 S26 E28
FSP=[YR=2008] S4 E11 N4 W11 \$ E12 N6 BAS=[YR=2008] E14 N25
W14 S25\$ N20 W20\$ E20 N5 E2 N10\$.