

BLOCK 266 LOT 4
PT OR 1185/1750
CITY OF FDNA BEACH

PARCO PROPERTIES INC
9900 AMELIA ISLAND PKWY #200
FERNANDINA BEACH, FL 32034

2026

00-00-31-1800-0266-0040

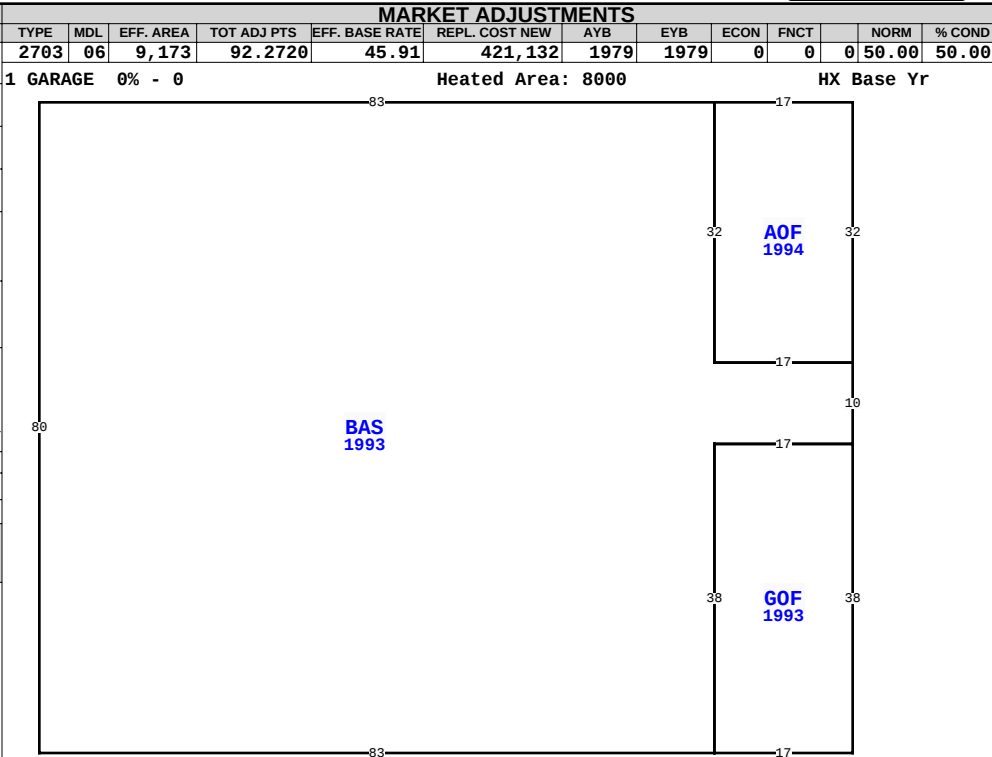


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	25 MOD METAL 100
Roof Structur	10 STEEL FRME 100
Roof Cover	12 MODULAR MT 100
Interior Wall	01 MINIMUM 90
Interior Wall	05 DRYWALL 10
Interior Floo	03 CONC FINSH 100
Ceiling	04 NONE 100
Air Condition	01 NONE 100
Heating Type	01 NONE 100
Plumbing	4 100
Frame	05 STEEL 100
Story Height	18 100
RMS	3 100
Stories	1. 1. 100
Class	00 . 100
Units	0 100
BUD8 Adjustme	05 DIST 1A 100
Occupancy	00 NONE 100
Quality	03 Quality Level 03
DOR CODE	2700VEH SALE/REPAIR
MAP NUM	
	MKT AREA
	02

NEIGHBORHOOD/LOC					
2002.00					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	544	185	1994	1,006	23,093
BAS	6,810	100	1993	6,810	156,324
GOF	646	210	1993	1,357	31,150

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	4,375.00	SF	4.00	4.00	
2	6002	EL ROLL DR	0	0	0	0	5.00	UT	900.00	900.00	
3	0971	ST LGHT OV	0	0	0	0	1.00	UT	1,555.00	1,555.00	
4	0978	SECURTY LT	0	0	0	0	2.00	UT	450.00	450.00	
5	0465	FNC GT 15'	0	0	0	0	2.00	UT	652.50	652.50	
6	0430	CL FNC 6B	0	0	0	0	582.00	LF	9.70	9.70	
7	0424	CL FNC 6'	0	0	0	0	161.00	LF	20.00	20.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	002700	C	AUTO SALES	0	0003	CI	172.00	210.00	36,120.00	SF	



TOTALS	8,000		9,173	210,566
1310 S 14TH ST, FERNANDINA BEACH				
BLD DATE	05/08/2014	KK	LGL DATE	05/08/2026
XF DATE			LAND DATE	DC
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	0812	CONCRETE C	0	0	0	0	4,375.00	SF	4.00	4.00	100	1979	1979	3	28	4,900	
2	6002	EL ROLL DR	0	0	0	0	5.00	UT	900.00	900.00	100	1979	1979	3	20	900	
3	0971	ST LGHT OV	0	0	0	0	1.00	UT	1,555.00	1,555.00	100	1979	1979	3	20	311	
4	0978	SECURTY LT	0	0	0	0	2.00	UT	450.00	450.00	100	1997	1997	3	39	351	
5	0465	FNC GT 15'	0	0	0	0	2.00	UT	652.50	652.50	100	2003	2003	3	55	718	
6	0430	CL FNC 6B	0	0	0	0	582.00	LF	9.70	9.70	100	2003	2003	3	55	3,105	
7	0424	CL FNC 6'	0	0	0	0	161.00	LF	20.00	20.00	100	2009	2009	3	72	2,318	

TOTAL OB/XF											
12,603											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	002700	C	AUTO SALES	0	0003	CI	172.00	210.00	36,120.00	SF	

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE	210,566		
TOTAL MARKET OB/XF VALUE	12,603		
TOTAL LAND VALUE - MARKET	541,800		
TOTAL MARKET VALUE	764,969		
SOH/AGL Deduction	386,918		
ASSESSED VALUE	378,051		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	378,051		
TOTAL JUST VALUE	764,969		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	646,472		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E96-2591	REPAIR/RRF	1,000	01/01/1996

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1185/1750	11/03/2003	WD	Q	I	
GRANTOR: SCOTT DREW E					SALE PRICE
GRANTEE: PARCO PROPERTIES IN					329,000
0878/0556					
4/09/1999					WD U I 09
GRANTOR: FLOYD GARRETT CO INC					329,000
GRANTEE: SCOTT DREW E					

BUILDING NOTES											
----------------	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS											
AOF=[YR=1994] W17 BAS=[YR=1993] W83 S80 E83 GOF=[YR=1993] E17 N38 W17 S38\$ N38 E17 N10 W17 N32\$ S32 E17 N32\$.											