

ABSHIER FAMILY TRUST/ABSHIER STEPHEN E TRUSTEE
2051 BEACHWOOD ROAD
FERNANDINA BEACH, FL 32034

01-6N-29-V160-2051-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMENT										CD										CONSTRUCTION									
Floor										Recreation										POOL									
Location										View										Desirability									
Balcony										Parking										Bedrooms									
Bathrooms										Oth Rooms																			
Quality										DOR CODE										MAP NUM									
NEIGHBORHOOD/LOC										TOTALS																			
EXTRA FEATURES										2051 BEACH WOOD RD, FERNANDINA BEACH																			
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																			
LAND DESCRIPTION										TOTAL OB/XF										0									
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																													
REVIEW DATE										01/29/2025										BY JW									
Total Acres:										0.00										Total Land Value: 0									
Market:										0										Agricultural: 0									
Common:										0										PRINTED 07/09/2026 BY SYS									