

RAULERSON CHARLES T & LORI W
95164 RICHARD DR
FERNANDINA BEACH, FL 32034

2026



BUILDING CHARACTERISTICS							MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
ELEMENT	CD	CONSTRUCTION					TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																	
Exterior Wall	30	VINYL 100					0800	02	1,612	128.7000	115.83	186,718	2018	2018	0	0	0	15.00	85.00	VALUATION BY					STANDARD											
Roof Structur	03	GABLE/HIP 100					1 M/H 94+ 100% - 2021										Heated Area: 1612					HX Base Yr 2021					Tax Group: 4					Tax Dist:				
Roof Cover	03	COMP SHNGL 100					BAS 2020										BUILDING MARKET VALUE					158,710														
Interior Wall	05	DRYWALL 100															TOTAL MARKET OB/XF VALUE					0														
Interior Floo	13	LVT/LAMNT 50															TOTAL LAND VALUE - MARKET					100,000														
Interior Floo	14	CARPET 50															TOTAL MARKET VALUE					258,710														
Air Condition	03	CENTRAL 100															SOH/AGL Deduction					95,127														
Heating Type	04	AIR DUCTED 100															ASSESSED VALUE					163,583														
Bedrooms		3 100															TOTAL EXEMPTION VALUE					HX HB 51,411														
Bathrooms		2 100															BASE TAXABLE VALUE					112,172														
Frame	02	WOOD FRAME 100															TOTAL JUST VALUE					258,710														
Stories		1. 1. 100															NCON VALUE					0														
Units		0 100					INCOME VALUE																													
												PREVIOUS YEAR MKT VALUE					258,718																			
Quality		04 Quality Level 04																																		
DOR CODE		0200MOBILE HOME																																		
MAP NUM							MKT AREA										04																			
NEIGHBORHOOD/LOC		4007.00																																		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																															
BAS	1,612	100	2020	1,612	158,710																															
TOTALS						1,612			1,612	158,710	95164 RICHARD DR, FERNANDINA BEACH														BLD DATE				LGL DATE		05/09/2025		MLU			
EXTRA FEATURES																				XF DATE				LAND 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																			
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												
1	000100	C	RES	100		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	100,000.00	100,000.00	100,000																			
REVIEW DATE	01/01/2023	BY	CD	Total Acres: 1.00		Total Land Value: 100,000				Market: 0				Agricultural: 0				Common: 100,000				PRINTED 07/09/2026 BY SYS														