

LOT 7 IN OR 891/117 &
PT OF LOT 8 IN OR 2169/556
OAK RIDGE #2 PBK 5/155

HARRELL WILLIAM JR & PATRICIA
1544 BLUE HERON LANE
FERNANDINA BEACH, FL 32034

2023

00-00-30-043B-0007-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	12 CEDAR 70
Exterior Wall	10 ABOVE AVG 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	11 CLAY TILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
BUD8 Adjustme	05 DIST 1A 100
Occupancy	00 NONE 100

Quality	06 Quality Level 06
DOR CODE	0100 SINGLE FAMILY

MAP NUM	MKT AREA	02
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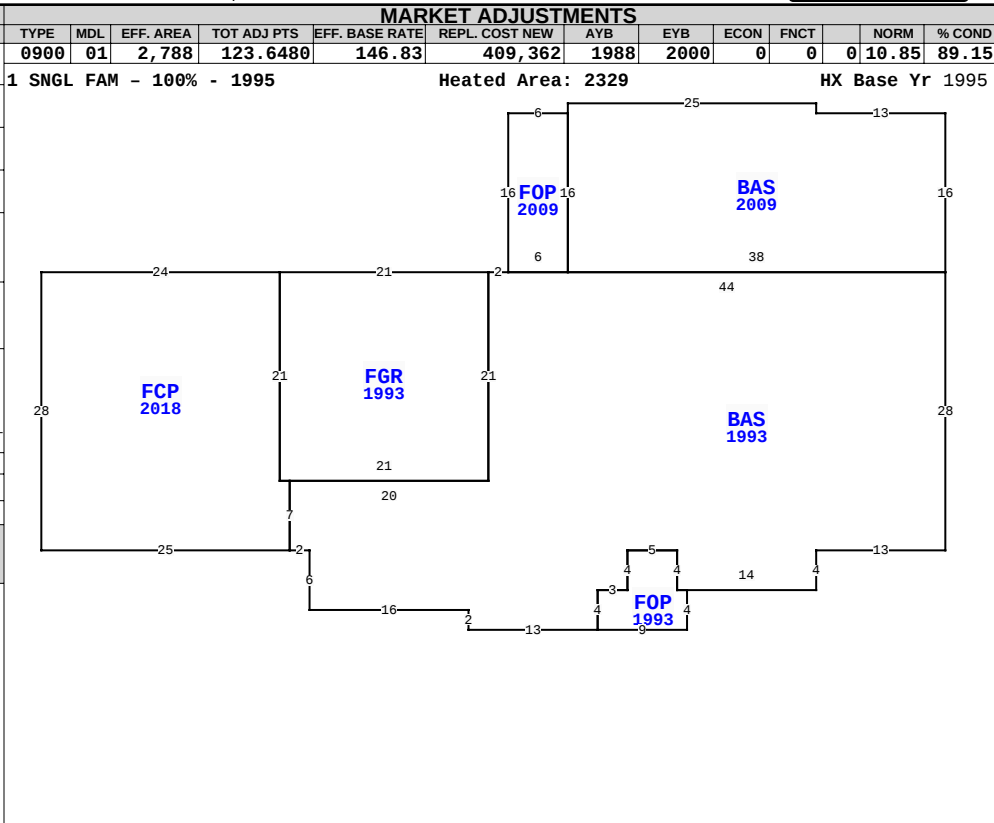
NEIGHBORHOOD/LOC	2008.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,696	100	1,696	222,005
BAS	633	100	633	82,859
FCP	679	25	170	22,253
FGR	441	55	243	31,809
FOP	56	30	17	2,225
FOP	96	30	29	3,796

TOTALS	3,601		2,788	364,946
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0 100	0	0	1,140.00	SF	6.50	6.50	100	1988
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1988
3	0810	CONCRETE A	0 100	52	3	156.00	SF	6.50	6.50	100	1988
6	0811	CONCRETE B	0 100	26	20	520.00	SF	5.20	5.20	100	1996
7	1242	WD DECK A	0 100	0	0	1,225.00	SF	20.00	20.00	100	1996

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100		RG-1	0.00	0.00	1.00	LT	



1544 BLUE HERON LN, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE			364,946
TOTAL MARKET OB/XF VALUE			13,986
TOTAL LAND VALUE - MARKET			145,000
TOTAL MARKET VALUE			523,932
SOH/AGL Deduction			287,594
ASSESSED VALUE			236,338
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			186,338
TOTAL JUST VALUE			523,932
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			542,698

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1807767	CARPORT	17,231	07/31/2018
M14816	MECH OTHER	0	09/01/2009
B22480	ADDITION	48,000	05/01/2009
B9501786	REPAIR/RRF	3,500	03/01/1995
4886	NEW CONSTR	52,170	05/17/1988

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2169/0556	12/28/2017	WD	U	V	37
GRANTOR: BRADLEY JOE B & SUSAN					
GRANTEE: HARRELL WILLIAM P J					
0891/0117	7/14/1999	QC	U	I	01
GRANTOR: HARRELL WILLIAM P JR					
GRANTEE: HARRELL WILLIAM P J					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2009] W13N1W25S1 FOP=[YR=2009] W6 S16 BAS=[YR=1993] W2 FGR=[YR=1993] W21 FCP=[YR=2018] W24 S28 E25 N7 W1 N21\$ S21 E21 N21 \$ S21 W20 S7 E2 S6 E16S2 E13 FOP=[YR=1993] E9 N4 W1 N4 W5 S4 W3 S4\$ N4 E3 N4 E5 S4 E14 N4 E13 N28 W44\$ E6N16\$ S16 E38N16\$.											