LOT 15 S1/2 OF 13
IN OR 248 PG 404
RAYON TERRACE PB 3/31

JOHNS GEORGE E
2067 RAYON ROAD
FERNANDINA BEACH, FL 32034

2023

00-00-30-0540-0015-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

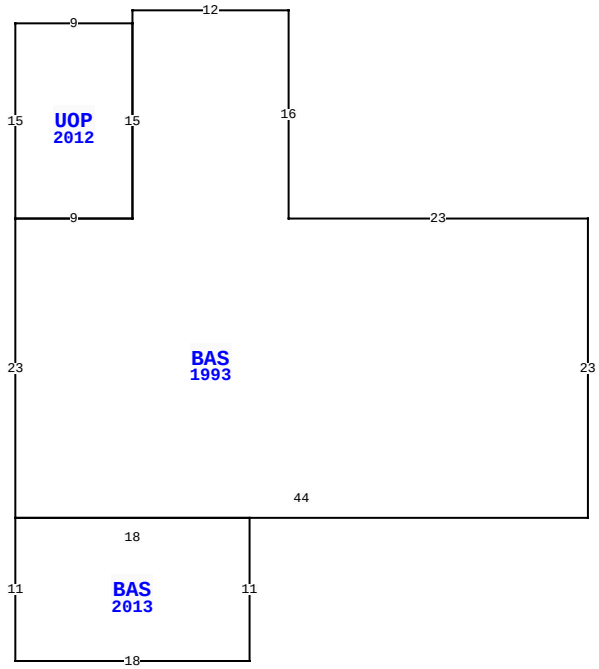
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 90
Interior Wall	05	DRYWALL 10
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2018.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,204	100	1,204	93,724
BAS	198	100	198	15,413
UOP	135	20	27	2,101
TOTALS	1,537		1,429	111,239

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,429	108.1600	97.61	139,485	1959	1970	0	0	0	20.25	79.75

1 SINGLE FAM – 100% - 0 Heated Area: 1402 HX Base Yr



2067 RAYON RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		111,239
TOTAL MARKET OB/XF VALUE		2,188
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		188,427
SOH/AGL Deduction		121,637
ASSESSED VALUE		66,790
TOTAL EXEMPTION VALUE	HX HB	41,790
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		188,427
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		187,641

PERMIT NUM	DESCRIPTION	AMT	ISSUED
5814	CHNGE SRVC	0	04/03/1989

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0248/0404	9/01/1977	WD	U	I		14,500

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W23 N16 W12 S1 UOP=[YR=2012] W9 S15 E9 N15$ S15 W9 S23 BAS=[YR=2013] S11 E18 N11 W18 $ E44 N23 $.

EXTRA FEATURES

LN	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	1242	WD DECK A	0	100	17	14	238.00	SF	10.00	10.00	100	1989	1989	3	20	476	
2	0940	SHEDS/PORT	0	100	10	24	240.00	SF	30.00	30.00	100	1960	1960	3	20	1,440	
3	1242	WD DECK A	0	100	8	10	80.00	SF	10.00	10.00	100	1995	1995	3	20	160	
4	1242	WD DECK A	0	100	7	8	56.00	SF	10.00	10.00	100	1995	1995	3	20	112	

LAND DESCRIPTION

TOTAL OB/XF 2,188

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	SFR	100		RS-2	75.00	152.00	75.00	FF		1.00	1.00	1.00	1,000.00	1,000.00	75,000							

REVIEW DATE 02/13/2018 BY DJX Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/02/2023 BY SYS