BLOCK J E1/4 OF SUB LOT C &
W1/2 OF D OF LOT 11 & PT OF
ABDN ALLEY PT OR 741/481

JONES DOUGLAS R & RINA M
1227 N FLETCHER AVE
FERNANDINA BEACH, FL 32034

2023

00-00-31-1120-000J-0114

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	07	ASB SHNGLE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 80
Interior Wall	05	DRYWALL 20
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02

DOR CODE 0100 SINGLE FAMILY

MAP NUM | MKT AREA 01

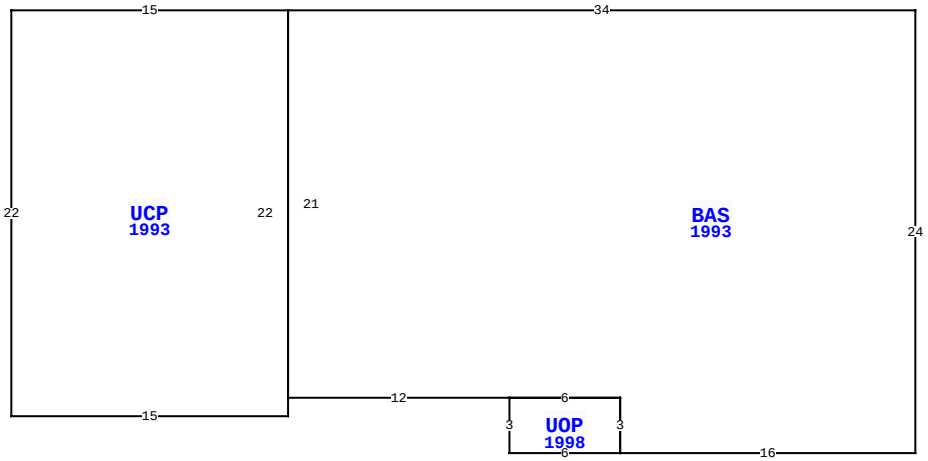
NEIGHBORHOOD/LOC 1008.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	762	100	762	54,245
UCP	330	20	66	4,698
UOP	18	20	4	285
TOTALS	1,110		832	59,228

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	832	106.5900	96.20	80,038	1946	1985	0	0	0	26.00	74.00

1 SINGLE FAM – 0% - 0 Heated Area: 762 HX Base Yr



2213 FLORIDA AVE, FERNANDINA BEACH

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	59,228
TOTAL MARKET OB/XF VALUE	479
TOTAL LAND VALUE - MARKET	207,000
TOTAL MARKET VALUE	266,707
SOH/AGL Deduction	106,058
ASSESSED VALUE	160,649
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	160,649
TOTAL JUST VALUE	266,707
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	214,896

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20221922	GARAGE	0	01/28/2022
20102134	REMODEL	1,007	12/14/2010
20061633	REROOF W/30YR SHN	1,788	07/11/2006
20060084	CARPORT REPAIR&WN	1,000	01/11/2006
20052379	REMODEL	1,000	08/05/2005
983728	OTHER	800	05/14/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2248/1739	1/09/2019	QC	U	I	11	100
GRANTOR: JONES DOUGLAS R & RIN						
GRANTEE: JONES DOUGLAS R & R						
1417/1458	6/06/2006	QC	U	I	06	100
GRANTOR: JONES DOUGLAS R & RIN						
GRANTEE: CAUTHEN THERESA F &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W34 UCP=[YR=1993] W15 S22 E15 N22 $ S21 E12
UOP=[YR=1998] S3 E6 N3 W6 $ E6 S3 E16 N24 $.

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
3	0820	WOOD WALK	0	0	0	0	102.00	SF	11.75	11.75	100	1998	1998	3	40	479	

LAND DESCRIPTION

TOTAL OB/XF 479

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	0		RS-1	75.00	147.00	75.00	FF	1	1.15	1.00	1.15	2,400.00	2,760.00	207,000							

REVIEW DATE 10/12/2018 BY DJX Total Acres: 0.00 Total Land Value: 207,000 Market: 0 Agricultural: 0 Common: 207,000 PRINTED 08/02/2023 BY SYS