

LOT 8
IN OR 543/328 & OR 655/54-57
& OR 937/1460

JOHNSON NELL D/JOHNSON JAMES D ET AL
PO BOX 64
TIFTON, GA 31793

2023

00-00-31-114A-0008-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 50
Exterior Wall	16	WD FR STUC 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 80
Interior Wall	04	PLYWOOD 20
Interior Floo	09	PINE WOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

Quality 03 Quality Level 03
DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 01

NEIGHBORHOOD/LOC 1052.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,290	100	1,290	147,179
FCP	182	25	46	5,249
FOP	28	30	8	913
FOP	320	30	96	10,953
FSP	180	40	72	8,214
FSP	140	40	56	6,389
FUS	1,408	100	1,408	160,642
UOP	15	20	3	342
UOP	24	20	5	571

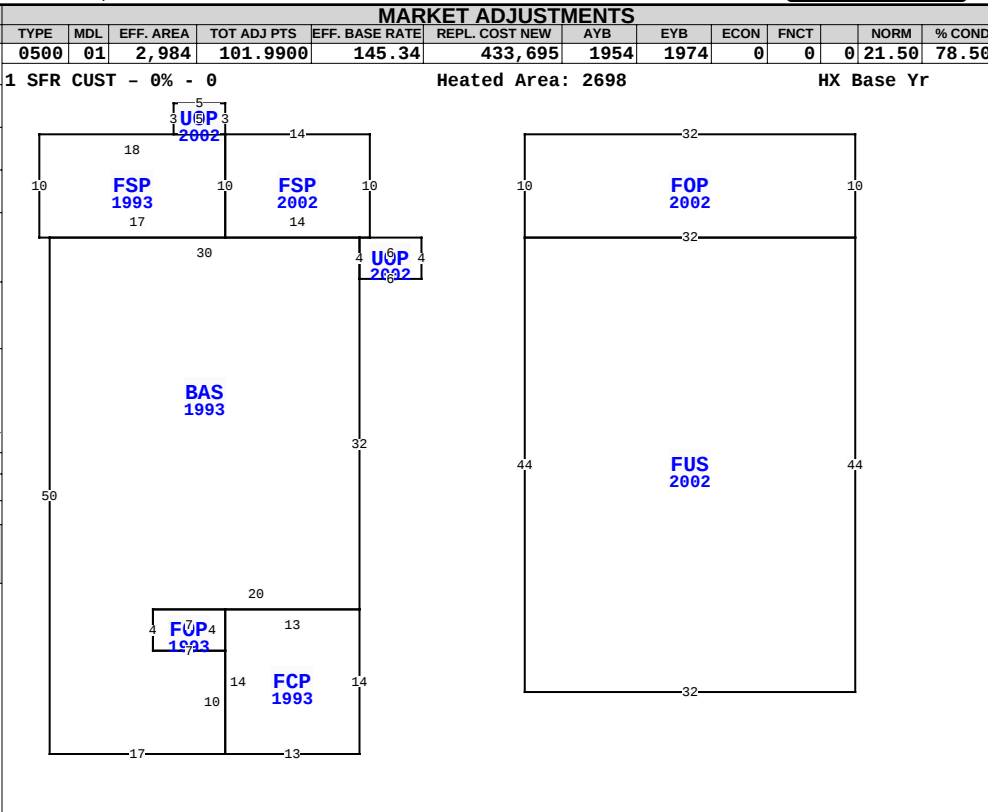
TOTALS 3,587 2,984 340,451

EXTRA FEATURES

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
1	0811	CONCRETE B	0	0	0	0	990.00	SF	5.20	5.20	100	1970	1970	3	22	1,133	
2	0471	VINYL FNC	0	0	0	0	30.00	LF	32.00	32.00	100	2002	2002	3	61	586	
3	1242	WD DECK A	0	0	12	11	132.00	SF	10.00	10.00	100	1980	1980	3	20	264	
4	0820	WOOD WALK	0	0	0	0	97.00	SF	11.75	11.75	100	1980	1980	3	40	456	
5	0810	CONCRETE A	0	0	13	6	78.00	SF	6.50	6.50	100	2002	2002	3	83	421	
6	0415	BEACHWALK	0	0	0	0	396.00	SF	5.75	5.75	100	1985	1985	3	20	455	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000120	C	SFR OCN FT	0			50.00	290.00	50.00	FF		1.00	1.00	1.00	15,000.00	15,000.00	750,000							



2410 S FLETCHER AVE, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL 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
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NASSAU COUNTY PROPERTY

VALUATION SUMMARY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		340,451
TOTAL MARKET OB/XF VALUE		3,315
TOTAL LAND VALUE - MARKET		750,000
TOTAL MARKET VALUE		1,093,766
SOH/AGL Deduction		13,313
ASSESSED VALUE		1,080,453
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		1,080,453
TOTAL JUST VALUE		1,093,766
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,105,539

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B012398	REMODEL	6,000	10/31/2001
B0011849	ADDITION	78,988	08/13/2001
B990205	REPAIR/RRF	1,000	04/12/1999
B9064	REPAIR/RRF	1,450	05/05/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0937/1460	6/23/2000	WD	U	I	07	100

GRANTOR: JOHNSON ELSTON
GRANTEE: JOHNSON NELL D
0655/0056 4/20/1992 WD U I 06 100
GRANTOR: JOHNSON ELSTON & N D
GRANTEE: JOHNSON JOEL M

BUILDING NOTES

BUILDING DIMENSIONS

FSP=[YR=2002] W14 UOP=[YR=2002] N3 W5 S3 E5 \$ FSP=[YR=1993] W18 S10 E1 BAS=[YR=1993] S50 E17 FCP=[YR=1993] E13 N14 W13 FOP=[YR=1993] W7 S4 E7 N4 \$ S14 \$ N10 W7 N4 E20 N32 UOP=[YR=2002] E6 N4 W6 S4 \$ N4 W30\$ E17 N10 \$ S10 E14 N10 \$ PTR= E15 FOP=[YR=2002] E32 S10 FUS=[YR=2002] S44 W32 N44 E32 \$ W32 N10 \$ W15 \$.