

BLOCK 6 LOT 9
IN OR 1154/996
BUCKS FDNA BEACH 2 PB 3/17

TOTT JUDITH V
405 PATTON DR
AMERICUS, GA 31709

2023

00-00-31-114B-0006-0090



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 50
Exterior Wall	17	CB STUCCO 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	11	CLAY TILE 10
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
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0800	MULTI-FAMILY
MAP NUM		MKT AREA
		01

Quality	03	Quality Level 03	
DOR CODE	0800	MULTI-FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1043.00		

EXTRA FEATURES				
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W
1	0810	CONCRETE A	0	0
2	1242	WD DECK A	0	0
3	1242	WD DECK A	0	6

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
1	000800	C	MULTI-FAM	0			60.00	115.00	60.00	FF		1.00	1.00	1.00

TOTAL OB/XF														
1	000800	C	MULTI-FAM	0			60.00	115.00	60.00	FF		1.00	1.00	1.00

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND		
2700	01	3,270	102.8560	122.66	401,098	1998	1998	0	0	0	12.00	88.00		
1 DUPLEX - 0% - 0														
Heated Area: 2668 HX Base Yr														

** This building has 11 Sub-Areas														
2357 1ST AVE, FERNANDINA BEACH														
BLD DATE					LGL DATE									
XF DATE					LAND DATE									
INC DATE					AG DATE									

NASSAU COUNTY PROPERTY														
PAGE 1 of 1														2
VALUATION SUMMARY														
VALUATION BY										STANDARD				
Tax Group: 2										Tax Dist:				
BUILDING MARKET VALUE										352,966				
TOTAL MARKET OB/XF VALUE										10,346				
TOTAL LAND VALUE - MARKET										240,000				
TOTAL MARKET VALUE										603,312				
SOH/AGL Deduction										176,795				
ASSESSED VALUE										426,517				
TOTAL EXEMPTION VALUE										0				
BASE TAXABLE VALUE										426,517				
TOTAL JUST VALUE										603,312				
NCON VALUE										0				
INCOME VALUE														
PREVIOUS YEAR MKT VALUE										524,978				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B983485	NEW CONSTR	142,000	04/06/1998
B983460	NEW CONSTR	142,000	03/31/1998

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1154/0996	7/17/2003	WD	U	I	01	100	
GRANTOR: TOTT G CARL & JUDITH							
GRANTEE: TOTT JUDITH V							
1154/0976	7/17/2003	WD	U	I	01	100	
GRANTOR: TOTT JUDITH V							
GRANTEE: TOTT G CARL & JUDIT							

BUILDING NOTES														
----------------	--	--	--	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS														
BAS=[YR=1998] W42 S10 W3 S15 FOP=[YR=1998] S6 E1														
STR=[YR=1998] S7 PTO=[YR=1998] S14 E26 N2 E12 N8														
FGR=[YR=1998] E6 DCK=[YR=1998] E5 N33 W5 S4 E1														
S8FST=[YR=1998] W4 S10 E4 N10 S12 W1 S9 S9 E1 N2 W4 N10														
W9 N3 W6 S5 W11 S1 W11 S20 E23 N2 E11 S W11 S2 W23 N6 W4 S E4														
N7 W4 S E4 N6 W5 S E5 N1 E11 N1 E11 N5 E6 S3 E13 N8 W1 N13 S														
PTR= E15 FUS=[YR=1998] E3 N10 E42 S13 FST=[YR=1998] W3 S8 E4														
N8 W1 S W3 S18 E4 S2 W1 S9 W6 BAL=[YR=1998] S8 W11														
FOP=[YR=1998] W1 S2 W22 N8 E23 S6 S N8 E11 S W11 S2 W23 N21														
E6 N4 W2 N3 W9 N6 S W15 S .														