LOT 1 & 2 & LOT 174 OF
GA FDNA BEACH #2 UNR
L/E OR 341 PG 719

CRUMBLEY PAMELA & WILLIAM/CRUMBLEY CHANDLER
124 ANGUILLA DR
BRUNSWICK, GA 31523

2023

00-00-31-126B-0001-0000

BUILDING CHARACTERISTICS

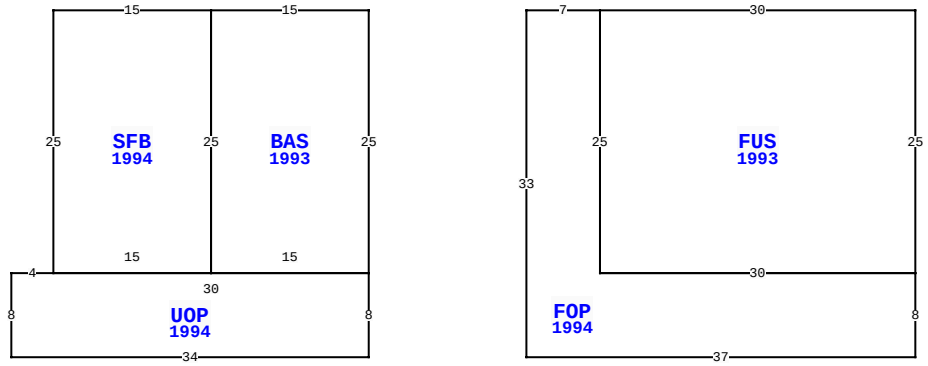
ELEMENT	CD	CONSTRUCTION
Exterior Wall	07	ASB SHNGLE 50
Exterior Wall	23	REINF CONC 50
Roof Structur	01	FLAT 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD 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	1041.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	375	100	375	41,553
FOP	471	30	141	15,624
FUS	750	100	750	83,107
SFB	375	80	300	33,243
UOP	272	20	54	5,983
TOTALS	2,243		1,620	179,511

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,620	116.2800	138.08	223,690	1952	1990	0	0	0	19.75	80.25

1 SNGL FAM – 0% - 0 Heated Area: 1425 HX Base Yr



931 N FLETCHER 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	179,511
TOTAL MARKET OB/XF VALUE	2,682
TOTAL LAND VALUE - MARKET	317,500
TOTAL MARKET VALUE	499,693
SOH/AGL Deduction	79,471
ASSESSED VALUE	420,222
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	420,222
TOTAL JUST VALUE	499,693
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	476,109

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20110732	ELEC OTHER	800	05/12/2011
20002359	H/AC	0	03/06/2000
19991024	XFOB	5,000	08/11/1999
8474	REPAIR/RRF	1,700	08/04/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0341/0719	7/01/1981	MS	U	I		100

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W15 SFB=[YR=1994] W15 S25 UOP=[YR=1994] W4 S8 E34 N8 W30 $ E15 N25 $ S25 E15 N25 $ PTR= E15
FOP=[YR=1994] E7 FUS=[YR=1993] E30 S25 W30 N25 $ S25 E30 S8 W37 N33 $ W15 $.

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	0511	GARAGE CB-	0	0	24	12	288.00	SF	40.00	40.00	100	1970	1970	3	22	2,534	
2	1242	WD DECK A	0	0	22	7	154.00	SF	4.00	4.00	100	2004	2004	3	24	148	

LAND DESCRIPTION

TOTAL OB/XF 2,682

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	0006	R-2	51.00	100.00	51.00	FF		1.00	1.00	0.85	5,000.00	4,250.00	216,750							
2	000100	C	SFR	0	0006	R-2	31.00	100.00	31.00	FF		1.00	1.00	0.65	5,000.00	3,250.00	100,750							

REVIEW DATE 08/14/2017 BY DJX Total Acres: 0.00 Total Land Value: 317,500 Market: 0 Agricultural: 0 Common: 317,500 PRINTED 08/02/2023 BY SYS