

LOTS 148 & N14 FT OF 147
IN OR 1893/805
GA FDNA BEACH 2 UNR

STRICKLAND POLLY
632 N FLETCHER AV
FERNANDINA BEACH, FL 32034

2023

00-00-31-134B-0148-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	23	REINF CONC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floo	08	SHT VINYL 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	04	REIN CONC 100
Stories	1.	1. 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		

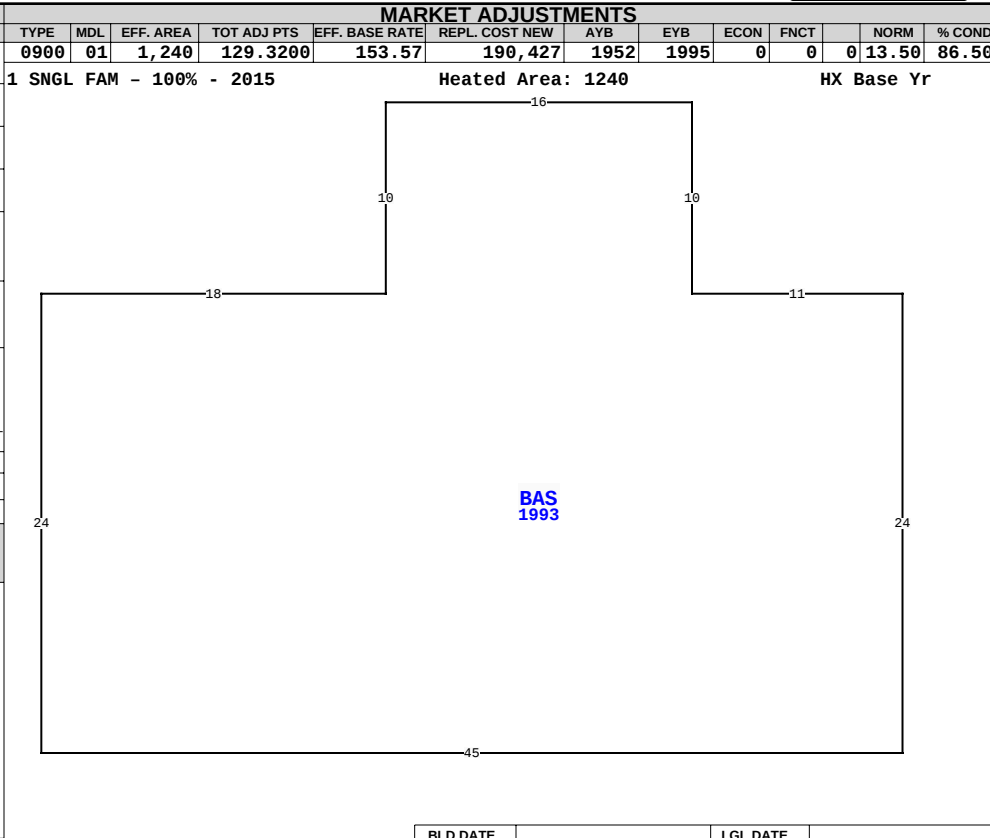
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,240	100	1,240	164,719
TOTALS	1,240		1,240	164,719

EXTRA FEATURES		
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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	1243	WD DECK F	0 100	10	11	110.00	SF	3.20	3.20	100	2009	2009	3	45	158	
2	1242	WD DECK A	0 100	8	10	80.00	SF	10.00	10.00	100	2008	2008	3	40	320	
3	1244	WD DECK EX	0 100	0	0	264.00	SF	27.75	27.75	100	2009	2009	3	60	4,396	
4	0940	SHEDS/PORT	0 100	10	11	110.00	SF	30.00	30.00	100	1993	1993	3	20	660	
6	1243	WD DECK F	0 100	5	8	40.00	SF	8.00	8.00	100	1993	1993	3	20	64	
7	0479	VF PICKET	0 100	0	0	27.00	LF	10.00	10.00	100	2008	2008	3	76	205	

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	SFR	100	

REVIEW DATE 01/14/2021 BY TWA



632 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			STANDARD	
VALUATION BY	Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE	164,719			
TOTAL MARKET OB/XF VALUE	5,803			
TOTAL LAND VALUE - MARKET	320,000			
TOTAL MARKET VALUE	490,522			
SOH/AGL Deduction	0			
ASSESSED VALUE	490,522			
TOTAL EXEMPTION VALUE	13		490,522	
BASE TAXABLE VALUE	0			
TOTAL JUST VALUE	490,522			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	470,928			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20090416	XFOB	2,000	04/02/2009
20070205	REPAIR/RRF	1,000	02/06/2007
20042042	REMODEL	3,000	11/02/2004
20033972	H/AC	2,000	10/09/2003
8257	ADDITION	2,500	04/13/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1893/0805	12/11/2013	WD	Q	I	02	285,000
GRANTOR: SPIVEY JOHN J & ELAIN						
GRANTEE: STRICKLAND JAMES RO						

BUILDING NOTES		
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BUILDING DIMENSIONS		
BAS=[YR=1993] W11 N10 W16 S10 W18 S24 E45 N24 \$.		

Total Acres: 0.00 Total Land Value: 320,000 Market: 0 Agricultural: 0 Common: 320,000 PRINTED 08/02/2023 BY SYS