

LOT 7
IN OR 1985/627
LAKEWOOD #4 PB 5/245

BRITT DANIEL J
2676-B FIRST AV
FERNANDINA BEACH, FL 32034

2023

00-00-31-143B-0007-0000



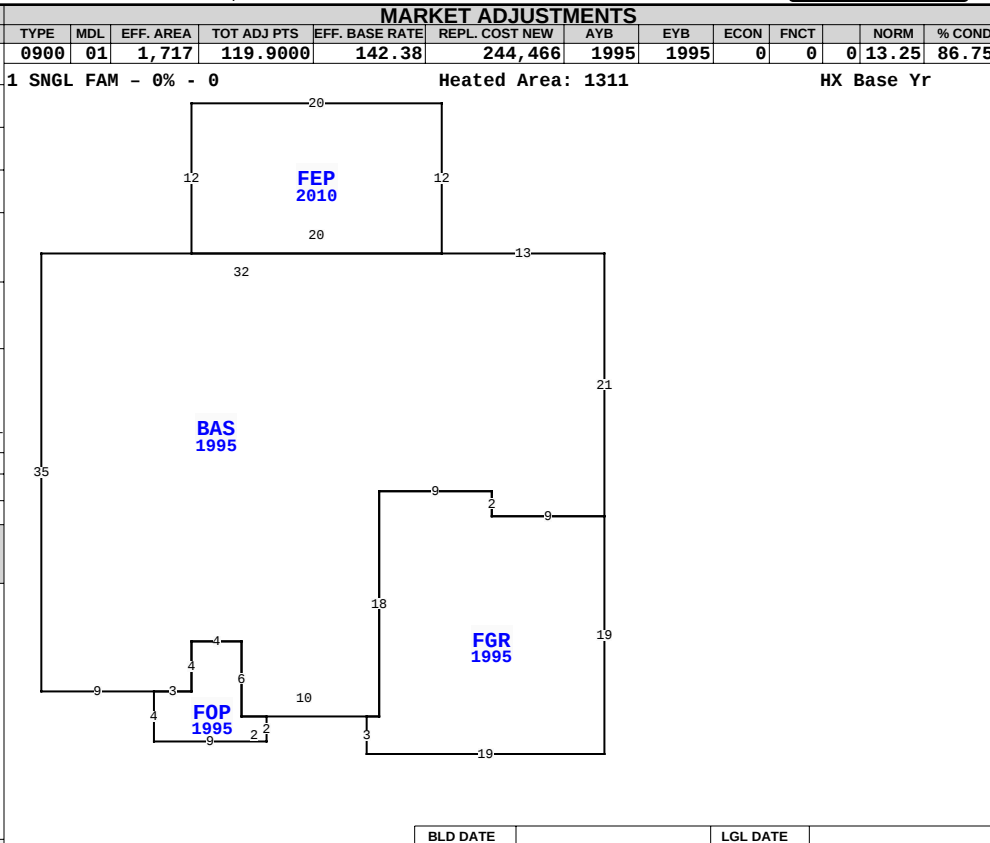
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1046.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,311	100	1,311	161,928
FEP	240	80	192	23,715
FGR	363	55	200	24,703
FOP	48	30	14	1,729
TOTALS	1,962		1,717	212,074

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	0	0	0	680.00	SF	5.20	5.20	
2	0810	CONCRETE A	0	0	0	0	69.00	SF	6.50	6.50	
3	0810	CONCRETE A	0	0	0	0	363.00	SF	6.50	6.50	
4	1242	WD DECK A	0	0	25	12	219.00	SF	10.00	10.00	
5	0479	VF PICKET	0	0	0	0	24.00	LF	10.00	10.00	
6	0470	VNYL GATE	0	0	0	0	2.00	UT	105.00	105.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000134	C	SFR POND	0	0003		0.00	0.00	1.00	LT	



TOTAL OB/XF											
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NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY	STANDARD										2
Tax Group: 2	Tax Dist:										
BUILDING MARKET VALUE	212,074										
TOTAL MARKET OB/XF VALUE	5,651										
TOTAL LAND VALUE - MARKET	143,000										
TOTAL MARKET VALUE	360,725										
SOH/AGL Deduction	61,556										
ASSESSED VALUE	299,169										
TOTAL EXEMPTION VALUE	0										
BASE TAXABLE VALUE	299,169										
TOTAL JUST VALUE	360,725										
NCON VALUE	0										
INCOME VALUE	0										
PREVIOUS YEAR MKT VALUE	365,780										

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20130182	ROOF	3,100	01/29/2013
20100746	XFOB	1,300	05/06/2010
20100707	ELEC OTHER	1,200	04/30/2010
20100505	XFOB	11,700	03/29/2010
20052406	REPAIR/RRF	1,000	08/09/2005
B9196	NEW CONSTR	57,645	07/12/1995

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1985/0627	6/08/2015	PR	U	I	19	100	
GRANTOR: BRITT DANIEL J P/R							
GRANTEE: BRITT DANIEL J							
1918/1791	5/23/2014	WD	Q	I	01	220,000	
GRANTOR: HALL DONNA JEAN & DAV							
GRANTEE: BRITT MARGARET E							
BUILDING NOTES							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1995] W13 FEP=[YR=2010] N12 W20 S12 E20\$ W32 S35 E9 FOP=[YR=1995] S4 E9 N2 W2 N6 W4 S4 W3\$ E3 N4 E4 S6E10 FGR=[YR=1995] S3 E19 N19 W9 N2 W9 S18 W1\$ E1 N18 E9 S2 E9 N21 \$.											