

WIERZBOWSKI MICHAEL & MICHELLE
9114 NW 62ND LN
GAINESVILLE, FL 32653

00-00-31-1460-0086-0000

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

05 AVERAGE 80
20 FACE BRICK 20
03 GABLE/HIP 100
03 COMP SHNGL 100
05 DRYWALL 100
14 CARPET 80
08 SHT VINYL 20
03 CENTRAL 100
04 AIR DUCTED 100
3 100
2 100
02 WOOD FRAME 100
1. 100
0 100
02 DIST FB 100
00 NONE 100
03 Quality Level 03
0100 SINGLE FAMILY
MAP NUMMKT AREA01
NEIGHBORHOOD/LOC1057.00
AREATYPETOTAL GROSS AREAPCT OF BASETOT ADJ ASUBAREA MARKET VALUE
BAS1,5221001,522158,560
STP16810171,771
UGR5724525726,774
TOTALS2,2621,796187,106

MARKET ADJUSTMENTS

TYPEDMDLEFF. AREATOT ADJ PNTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0900011,796107.6000127.78229,493197219850018.4781.53

1 SNGL FAM - 0% - 0Heated Area: 1522HX Base Yr

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE187,106
TOTAL MARKET OB/XF VALUE4,361
TOTAL LAND VALUE - MARKET362,100
TOTAL MARKET VALUE553,567
SOH/AGL Deduction50,520
ASSESSED VALUE503,047
TOTAL EXEMPTION VALUE0
BASE TAXABLE VALUE503,047
TOTAL JUST VALUE553,567
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE535,207

PERMIT NUMDESCRIPTIONAMTISSUED

20011206H/AC2,00005/25/2001
5512REPAIR/RRF4,00008/02/1989

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMERSNCD SALE PRICE
2289/07077/01/2019WDQI05500,000

GRANTOR: JOHNSON SARA HOLT
GRANTEE: WIERZBOWSKI MICHAEL
1957/02081/12/2015FJU I 11100
GRANTOR: JOHNSON E J ESTATE
GRANTEE: JOHNSON SARA HOLT

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W22 S11 E2 S5 W20 S30 E15 STP=[YR=2010]
S7E8S2E4N2E8N8W20 S1\$ N1 E20 S1 E5 N46\$ UGR=[YR=1993] N26
W22S26E22\$.

EXTRA FEATURES

1387 S FLETCHER AVE, FERNANDINA BEACH

LNOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES
10810CONCRETE A0022488.00SF6.506.5010019721972324137
20810CONCRETE A0000651.00SF6.506.50100197219723241,016
30810CONCRETE A00001,828.00SF6.506.50100197519753273,208

LAND DESCRIPTION

TOTAL OB/XF4,361

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV
1000100CSFR00006R-171.00125.0071.00FF1.001.000.856,000.005,100.00362,100

REVIEW DATE10/30/2019BYDJA

Total Acres: 0.00Total Land Value: 362,100Market: 0Agricultural: 0Common: 362,100PRINTED 08/02/2023 BY SYS