

PT LOT 228 OF OUTLOTS S/D UNR
& LOT 3 OF BLK 6 OF OAKLAWN
PARK #2 S/D UNR IN

HARVLEY DENESE
1806 BEECH ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1600-0228-0050



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	17 CB STUCCO 60
Exterior Wall	16 WD FR STUC 40
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	03 PLASTER 70
Interior Wall	05 DRYWALL 30
Interior Floo	13 LVT/LAMNT 70
Interior Floo	15 HARDTILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	03 MASONRY 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

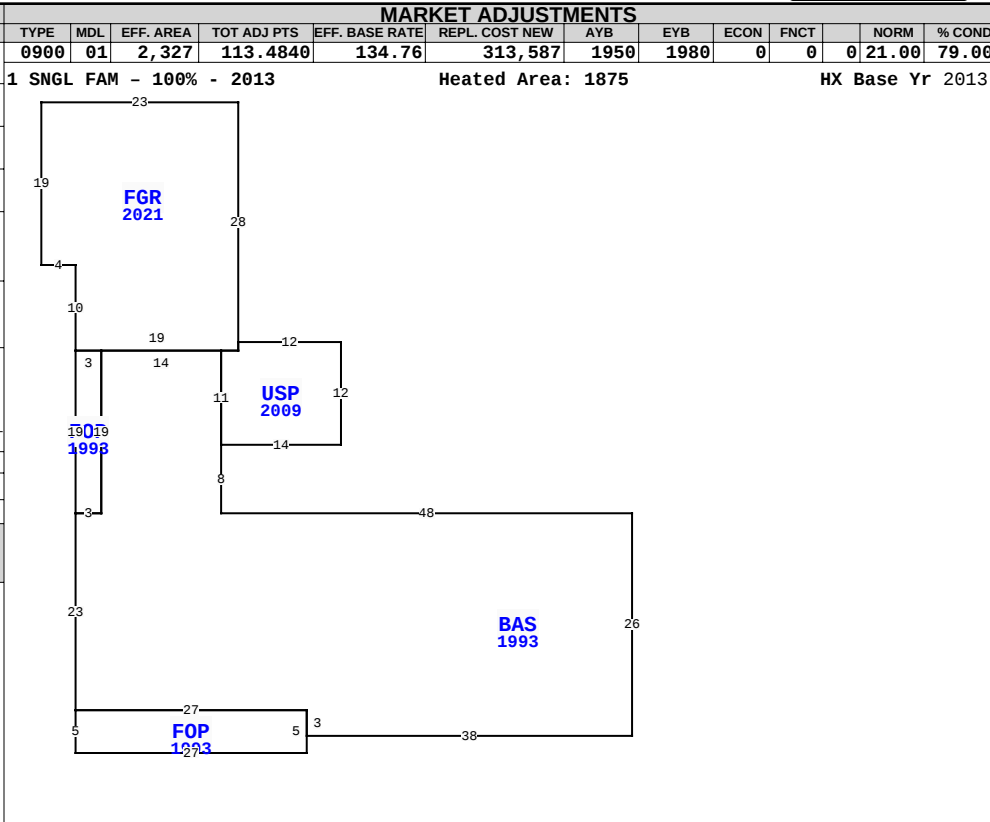
MAP NUM	MKT AREA	01
NEIGHBORHOOD/LOC	1008.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,875	100	1,875	199,613
FGR	627	55	345	36,729
FOP	57	30	17	1,810
FOP	135	30	40	4,258
USP	166	30	50	5,323

TOTALS	2,860	2,327	247,734
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EXTRA FEATURES	
L N	OB/XF CODE
1	0810 CONCRETE A
2	0810 CONCRETE A
5	0504 FP-ELECTRI
6	0861 POOL GUNIT
7	0845 KOOL DECK
8	0470 VNYL GATE
9	0476 VF 6 SBPL

LAND DESCRIPTION	
L N	USE CODE
1	000100 C SFR



1806 BEECH ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	0810	CONCRETE A	0 100	22 41	902.00	SF	6.50	6.50	100	2021	2021	3	100	5,863	
2	0810	CONCRETE A	0 100	8 3	24.00	SF	6.50	6.50	100	1950	1950	3	20	31	
5	0504	FP-ELECTRI	0 100	0 0	1.00	UT	2,000.00	2,000.00	100	1995	1995	3	79	1,580	
6	0861	POOL GUNIT	0 100	0 0	266.00	SF	85.00	85.00	100	2014	2014	3	78	17,636	
7	0845	KOOL DECK	0 100	0 0	640.00	SF	7.25	7.25	100	2014	2014	3	95	4,408	
8	0470	VNYL GATE	0 100	0 0	2.00	UT	300.00	300.00	100	2014	2014	3	89	534	
9	0476	VF 6 SBPL	0 100	0 0	204.00	LF	32.00	32.00	100	2014	2014	3	89	5,810	

LAND DESCRIPTION	
L N	USE CODE
1	000100 C SFR

NASSAU COUNTY PROPERTY	
VALUATION SUMMARY	
VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	247,734
TOTAL MARKET OB/XF VALUE	35,862
TOTAL LAND VALUE - MARKET	305,280
TOTAL MARKET VALUE	588,876
SOH/AGL Deduction	404,870
ASSESSED VALUE	184,006
TOTAL EXEMPTION VALUE	55,000
BASE TAXABLE VALUE	129,006
TOTAL JUST VALUE	588,876
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	460,139

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20211293	GARAGE	0	05/19/2021
20132778	VINFNC	0	12/09/2013
20132277	SWIM POOL	24,900	09/27/2013
20100086	OTHER	0	01/19/2010
8969	REPAIR/RRF	1,200	03/31/1995
7930	REPAIR/RRF	4,000	10/04/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1802/1598	7/17/2012	WD	Q	I	02	155,000
GRANTOR: MAYBERRY BRADLEY A &						
GRANTEE: HARVLEY DONALD & DE						
1563/1203	4/28/2008	WD	U	I	01	280,000
GRANTOR: MAYBERRY PHILIP A & D						
GRANTEE: MAYBERRY BRADLEY AL						

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS=[YR=1993] W48N8 USP=[YR=2009] E14N12 W12FGR=[YR=2021] N28 W23 S19 E4 S10 FOP=[YR=1993] S19E3 N19 W3\$ E19 N1\$ S1 W2 S11\$ N11 W14 S19 W3 S23 FOP=[YR=1993] S5 E27 N5 W27\$ E27 S3 E38 N26\$.	