

LOT 8
IN OR 1841/989
REPLAT OF OUTLOT 186 PB 2/53

MUELLER WERNER & BONNIE
19 S 17TH ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1620-0008-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 70
Interior Wall	06	CUST PANEL 30
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
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
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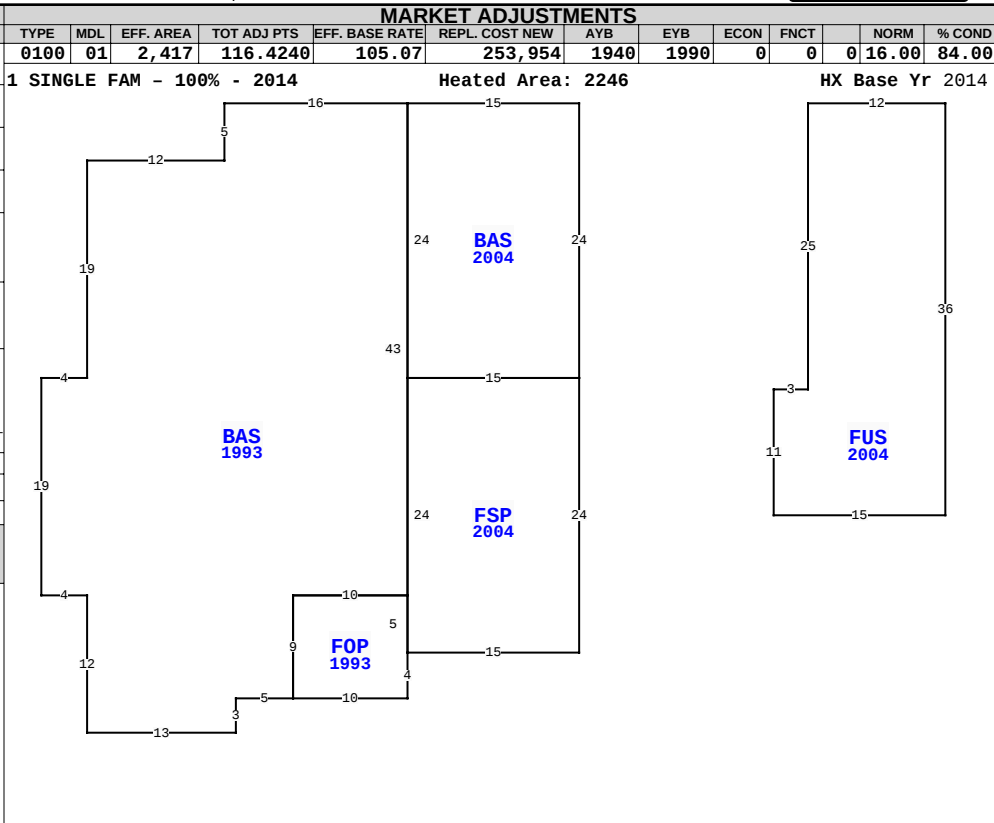
NEIGHBORHOOD/LOC	1008.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,421	100	1,421	125,415
BAS	360	100	360	31,773
FOP	90	30	27	2,383
FSP	360	40	144	12,709
FUS	465	100	465	41,041

TOTALS	2,696		2,417	213,321
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0810	CONCRETE A	0 100	18	4	72.00	SF	6.50	
2	0825	BRICK	0 100	4	4	16.00	SF	25.00	
3	0810	CONCRETE A	0 100	50	2	100.00	SF	6.50	
4	0801	ASPHALT A	0 100	27	17	459.00	SF	3.00	
5	1242	WD DECK A	0 100	11	4	44.00	SF	10.00	
6	1242	WD DECK A	0 100	11	4	44.00	SF	10.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		R-1A	75.00	137.00	75.00



19 S 17TH ST, FERNANDINA BEACH

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

TOTAL OB/XF										1,256		
R	LOC	FRONT	DEPTH	TOT	UNIT	D	DPHT	%	TOT	UNIT	ADJ UNIT	LA
D	ZONE			LND	TYPE	T	FACT	COND	ADJ	PRICE	PRICE	VAL
	R-1A	75.00	137.00	75.00	FF	1	1.12	1.00	1.12	2,400.00	2,688.00	2

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 2	Tax Dist:								
BUILDING MARKET VALUE	259,000								
TOTAL MARKET OB/XF VALUE	1,256								
TOTAL LAND VALUE - MARKET	201,600								
TOTAL MARKET VALUE	461,856								
SOH/AGL Deduction	246,315								
ASSESSED VALUE	215,541								
TOTAL EXEMPTION VALUE	50,000								
BASE TAXABLE VALUE	165,541								
TOTAL JUST VALUE	461,856								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	411,794								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20140441	KITCHEN	7,500	03/05/2014
20010380	ADDITION	57,000	03/05/2001
2248	CHNGE SRVC	500	11/07/1988
5003	REPAIR/RRF	700	09/07/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1841/0989	2/21/2013	WD	Q	I	02	216,000
GRANTOR: MATHESON SUSAN						
GRANTEE: MUELLER WERNER & BO						
1337/0263	7/29/2005	QC	U	I	01	100
GRANTOR: MATHESON DENNIS						
GRANTEE: MATHESON SUSAN						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2004] W15 BAS=[YR=1993] W16 S5 W12 S19 W4 S19 E4 S12 E13 N3 E5 FOP=[YR=1993] E10 N4 FSP=[YR=2004] E15 N24 W15 S24\$ N5 W10 S9\$ N9 E10 N43 \$ S24 E15 N24\$ PTR=E20 FUS=[YR=2004] E12 S36 W15 N11 E3 N25 \$ W20\$.									

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