LOT 36
IN OR 2346/1118
SORENSENS OCEAN TERRACE UNR

JONES THOMAS C
850 ROBERT HARDEMAN RD
WINTERVILLE, GA 30683

2023

00-00-31-1700-0036-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

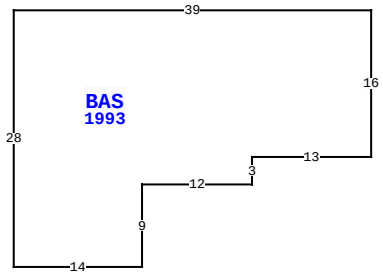
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	17	CB STUCCO 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0800	MULTI-FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1024.00	

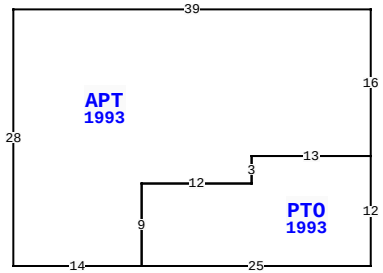
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	828	100	828	109,765
BAS	828	100	828	109,765
PTO	264	5	13	1,724
TOTALS	1,920		1,669	221,253

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
2700	01	1,669	124.7400	148.75	248,264	1983	2000	0	0	0	10.88	89.12

1 DUPLEX – 0% - 0 Heated Area: 1656 HX Base Yr





837 ELLEN ST, FERNANDINA BEACH

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	221,253
TOTAL MARKET OB/XF VALUE	9,444
TOTAL LAND VALUE - MARKET	300,000
TOTAL MARKET VALUE	530,697
SOH/AGL Deduction	81,207
ASSESSED VALUE	449,490
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	449,490
TOTAL JUST VALUE	530,697
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	415,052

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20101098	H/AC	3,100	07/06/2010
20011384	ELECAL REPAIRS	0	06/15/2001
20011382	REROOF	1,800	06/15/2001
20011383	INTERIOR REPAIRS	20,000	06/15/2001
20011381	STOP WORK ORDER	0	06/14/2001
20011203	DECKS,STUCCO,VNL.	15,000	05/29/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2346/1118	3/12/2020	WD	Q	I	01	396,500
GRANTOR: 837 ELLEN LLC						
GRANTEE: JONES THOMAS C						
2346/1116	3/12/2020	QC	U	I	11	100
GRANTOR: SOMOGYI ELIZABETH & L						
GRANTEE: 837 ELLEN LLC						

BUILDING NOTES

BUILDING DIMENSIONS

APT=[YR=1993] W39 S28 E14 PTO=[YR=1993] E25 N12 W13 S3 W12 S9$ N9 E12 N3 E13 N16$ PTR=N15 BAS=[YR=1993] N28 E39 S16 W13 S3 W12 S9 W14$ S15$.

EXTRA FEATURES

LN	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	0	0	0	1,388.00	SF	6.50	6.50	100	1982	1982	3	41	3,699	
2	0810	CONCRETE A	0	0	0	0	536.00	SF	6.50	6.50	100	1993	1993	3	68	2,369	
3	1241	WD DECK G	0	0	0	0	339.00	UT	14.95	14.95	100	2003	2003	3	36	1,824	
4	1241	WD DECK G	0	0	0	0	252.00	UT	14.95	14.95	100	2003	2003	3	36	1,356	
5	1242	WD DECK A	0	0	0	0	89.00	SF	10.00	10.00	100	2003	2003	3	22	196	

LAND DESCRIPTION

TOTAL OB/XF 9,444

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000800	C	MULTI-FAM	0	0006	R-2	60.00	100.00	1.00	LT		1.00	1.00	1.00	300,000.00	300,000.00	300,000							

REVIEW DATE 09/28/2018 BY DJX Total Acres: 0.00 Total Land Value: 300,000 Market: 0 Agricultural: 0 Common: 300,000 PRINTED 08/02/2023 BY SYS