BLOCK 33 LOT 6
CITY OF FDNA BEACH

KNITTEL WAYNE SR REV TRUST/KNITTEL WAYNE SR TRUSTE
219 HERMITAGE WAY
SAINT SIMONS ISLAND, GA 31522

2023

00-00-31-1800-0033-0060

BUILDING CHARACTERISTICS

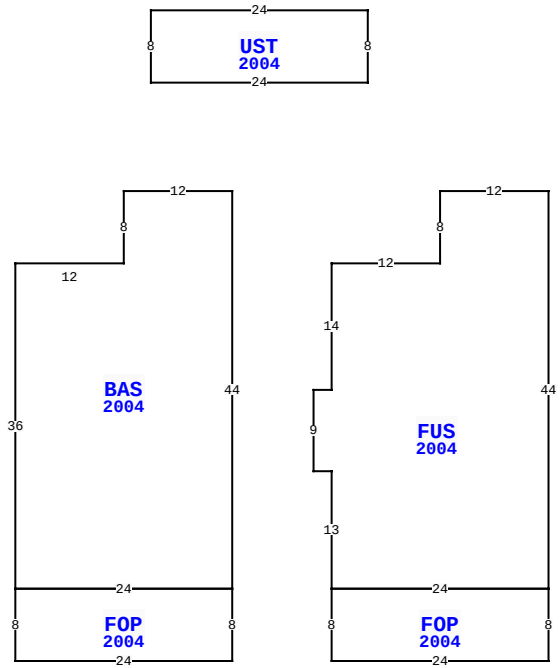
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 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	1001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100	960	130,214
FOP	192	30	58	7,867
FOP	192	30	58	7,867
FUS	978	100	978	132,656
UST	192	45	86	11,665
TOTALS	2,514		2,140	290,269

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,140	124.8324	148.24	317,234	2004	2004	0	0	0	8.50	91.50

1 SNGL FAM – 0% - 0 Heated Area: 1938 HX Base Yr



502 DADE ST, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	290,269
TOTAL MARKET OB/XF VALUE	8,871
TOTAL LAND VALUE - MARKET	175,000
TOTAL MARKET VALUE	474,140
SOH/AGL Deduction	74,904
ASSESSED VALUE	399,236
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	399,236
TOTAL JUST VALUE	474,140
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	457,149

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20110984	CONDENSING UNIT	2,200	06/16/2011
20090620	H/AC	1,607	05/19/2009
20040599	VINYL FENCE	7,000	03/26/2004
20034137	NEW CONSTR	180,000	11/18/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2544/1384	2/08/2022	QC	U	I	11	100
GRANTOR: KNITTEL WAYNE R & ELI						
GRANTEE: KNITTEL WAYNE SR RE						
2020/0686	12/23/2015	WD	Q	I	01	349,000
GRANTOR: BRIDGES CLENNON W & L						
GRANTEE: KNITTEL WAYNE R & E						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] E12 N8 E12 S44 FOP=[YR=2004] S8 W24 N8 E24$ W24 N36 $ PTR=E35 FUS=[YR=2004] E12 N8 E12 S44 FOP=[YR=2004] S8 W24 N8 E24$ W24 N13 W2 N9 E2 N14$ W35$ PTR=N20 E15UST=[YR=2004] N8 E24 S8 W24$ S20 W15$.

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	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2004	2004	3	89	3,115	
2	1242	WD DECK A	0	0	12	13	156.00	SF	10.00	10.00	100	2004	2004	3	24	374	
3	1241	WD DECK G	0	0	9	4	36.00	UT	11.50	11.50	100	2004	2004	3	40	166	
4	0825	BRICK	0	0	0	0	130.00	SF	12.50	12.50	100	2004	2004	3	96	1,560	
5	0476	VF 6 SBPL	0	0	0	0	120.00	LF	32.00	32.00	100	2004	2004	3	66	2,534	
6	0479	VF PICKET	0	0	0	0	170.00	LF	10.00	10.00	100	2004	2004	3	66	1,122	

LAND DESCRIPTION

TOTAL OB/XF 8,871

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	000100	C	SFR	0	0006	R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	3,500.00	3,500.00	175,000							

REVIEW DATE 09/27/2018 BY DJX Total Acres: 0.00 Total Land Value: 175,000 Market: 0 Agricultural: 0 Common: 175,000 PRINTED 08/02/2023 BY SYS