BLOCK 170 LOTS 7 8 9 & 10
CITY OF FDNA BEACH

SCRAVER JASMINE C
2233 NETTLEBROOK STREET N
JACKSONVILLE, FL 32218

**2023**

**00-00-31-1800-0170-0070**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 05 | AVERAGE 60 |
| Exterior Wall | 15 | CONC BLOCK 40 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 08 | SHT VINYL 50 |
| Interior Floo | 14 | CARPET 50 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1 100 |
| Frame | | N/A 100 |
| Stories | 1. | 1. 100 |
| Units | | 0 100 |
| BUD8 Adjustme | 02 | DIST FB 100 |
| Occupancy | 00 | NONE 100 |
| Quality | 03 | Quality Level 03 |

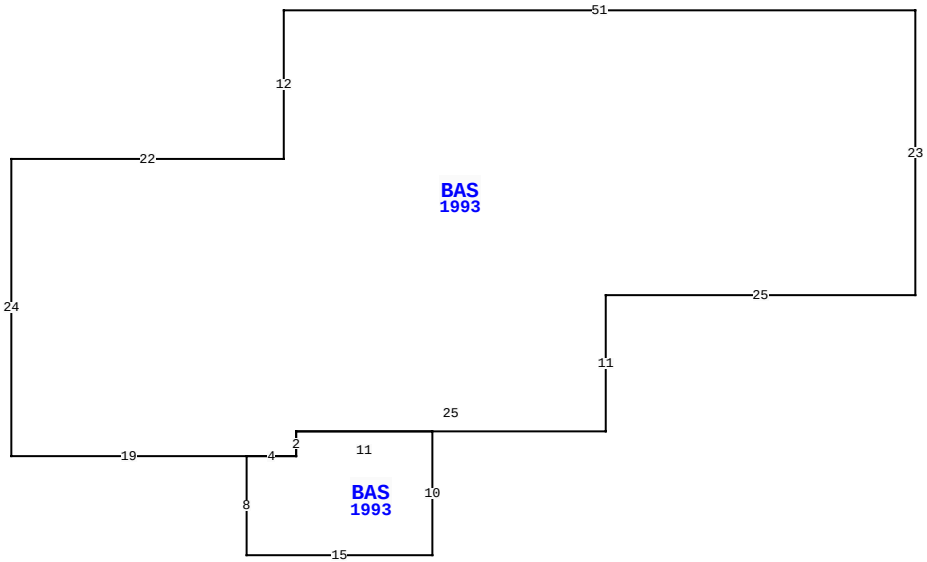
| | | | |
|---|---|---|---|
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 01 |
| NEIGHBORHOOD/LOC | 1009.00 | | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|
| BAS | 142 | 100 | 142 | 9,212 |
| BAS | 1,989 | 100 | 1,989 | 129,039 |
| TOTALS | 2,131 | | 2,131 | 138,251 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,131 | 93.2960 | 84.20 | 179,430 | 1960 | 1970 | 0 | 0 | 0 | 22.95 | 77.05 |

1 SINGLE FAM – 0% - 0 Heated Area: 2131 HX Base Yr




| | | | |
|---|---|---|---|
| BLD DATE | 12/20/2012 | KK | LGL DATE |
| XF DATE | | | LAND DATE |
| INC DATE | | | AG DATE |

1014 S 10TH ST, FERNANDINA BEACH

## NASSAU COUNTY PROPERTY

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### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 2 | Tax Dist: |
| BUILDING MARKET VALUE | 138,251 |
| TOTAL MARKET OB/XF VALUE | 401 |
| TOTAL LAND VALUE - MARKET | 170,000 |
| TOTAL MARKET VALUE | 308,652 |
| SOH/AGL Deduction | 49,962 |
| ASSESSED VALUE | 258,690 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 258,690 |
| TOTAL JUST VALUE | 308,652 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 274,844 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 20034167 | OTHER | 1,000 | 11/19/2003 |
| 991114 | REMODEL | 1,000 | 08/24/1999 |
| 10441-B | REPAIR/RRF | 5,645 | 04/18/1997 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 2391/1035 | 7/07/2020 | QC | U | I | 11 | 100 |
| GRANTOR: TYLER LEONIA M | | | | | | |
| GRANTEE: SCRAVER JASMINE C | | | | | | |
| 0893/0345 | 7/29/1999 | QC | U | I | 07 | 10,000 |
| GRANTOR: CRIBB IRA MAE | | | | | | |
| GRANTEE: TYLER LEONIA M | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=1993] W51 S12 W22 S24 E19 BAS=[YR=1993] S8 E15 N10 W11 S2 W4$ E4 N2 E25 N11 E25 N23 $ .

## 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 | 26 | 3 | 78.00 | SF | 6.50 | 6.50 | 100 | 1999 | 1999 | 3 | 79 | 401 | |

## LAND DESCRIPTION

TOTAL OB/XF 401

| 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 | 100.00 | 100.00 | 100.00 | FF | | 1.00 | 1.00 | 0.85 | 2,000.00 | 1,700.00 | 170,000 | | | | | | | |

REVIEW DATE 03/08/2017 BY DJX Total Acres: 0.00 Total Land Value: 170,000 Market: 0 Agricultural: 0 Common: 170,000 PRINTED 08/02/2023 BY SYS