

GUEST GLORIA A/CARTER THERESA G
1535 CLINCH DR
FERNANDINA BEACH, FL 32034

00-00-31-1800-0207-0010

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall

Roof Structur

Roof Cover

Interior Wall

Interior Floo

Interior Floo

Air Condition

Heating Type

Bedrooms

Bathrooms

Frame

Stories

Units

BUD8 Adjustme

Occupancy

Quality

DOR CODE

MAP NUM

NEIGHBORHOOD/LOC

TOTALS

19

03

03

05

12

14

03

04

02

1.

05

00

03

0100

2016.00

2,633

COMMON BRK 100

GABLE/HIP 100

COMP SHNGL 100

DRYWALL 100

HARDWOOD 70

CARPET 30

CENTRAL 100

AIR DUCTED 100

3 100
2 100

WOOD FRAME 100

1. 1. 100
0 100

DIST 1A 100

NONE 100

Quality Level 03

SINGLE FAMILY

MKT AREA

02

2016.00

2,171

148,119

CONSTRUCTION

TYPEMDL

EFF. AREATOT ADJ PTS

EFF. BASE RATE

REPL. COST NEWAYB

EYB

ECONFNCT

NORM% COND

010001

2,171

124.9500

112.77

244,824

1963

1963

0

0

39.50

60.50

1 SINGLE FAM - 100% - 0

Heated Area: 1581

HX Base Yr

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

FEP

FOP

UGR

UST

1,581

408

168

432

44

100

80

30

45

45

1,581

326

50

194

20

107,865

22,242

3,412

13,236

1,364

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

EXTRA FEATURES

1535 CLINCH DR, FERNANDINA BEACH

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

0500

FP-PRE FAB

0 100

0

0

1.00

UT

3,500.00

3,500.00

100

1980

1980

3

49

1,715

2

0812

CONCRETE C

0 100

0

0

1,020.00

SF

4.00

4.00

100

1985

1985

3

49.5

2,020

3

0812

CONCRETE C

0 100

0

0

1,099.00

SF

4.00

4.00

100

1980

1980

3

35

1,539

4

0810

CONCRETE A

0 100

0

0

385.00

SF

6.50

6.50

100

1963

1963

3

20

501

7

0940

SHEDS/PORT

0 100

20

10

200.00

SF

30.00

30.00

100

1991

1991

3

20

1,200

8

0350

CARPORT WD

0 100

20

11

220.00

SF

13.00

13.00

100

2013

2013

3

65

1,859

9

0825

BRICK

0 100

10

3

30.00

SF

12.50

12.50

100

1991

1991

3

88

330

LAND DESCRIPTION

TOTAL OB/XF

9,164

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

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

100

RS-2

180.00

200.00

180.00

FF

1.00

1.00

1.00

1,000.00

1,000.00

180,000

REVIEW DATE

09/26/2018

BY

DJX

Total Acres: 0.00

Total Land Value: 180,000

Market: 0

Agricultural: 0

Common: 180,000

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NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY

Tax Group: 8

Tax Dist:

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

STANDARD

148,119

9,164

180,000

337,283

204,848

132,435

55,000

77,435

337,283

0

309,247

PERMIT NUM

DESCRIPTION

AMT

ISSUED

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

1144/1332

6/12/2003

QC

U

I

01

100

GRANTOR: GUEST BENJAMIN J & GL

GRANTEE: GUEST BENJAMIN J &

BUILDING NOTES

BUILDING DIMENSIONS

UGR=[YR=1993] W24 S18 FEP=[YR=2013] S12 BAS=[YR=1993] W31 S25 E22 FOP=[YR=1993] S8 E21 N8 W21 \$ E43 N25 W12 UST=[YR=1993] S4 W11 N4 E11 \$S4 W11 N4 W11 \$ E34 N12 W34 \$ E24 N18 \$.