

BLK 208 LOTS 2 & 7 IN
OR 2200/109 & W1/2 OF R/W
LYING E THEREOF ABND BY

JONES DAVID A/DOTSON LAURIE A
1546 CLINCH DR
FERNANDINA BEACH, FL 32034

2023

00-00-31-1800-0208-0020



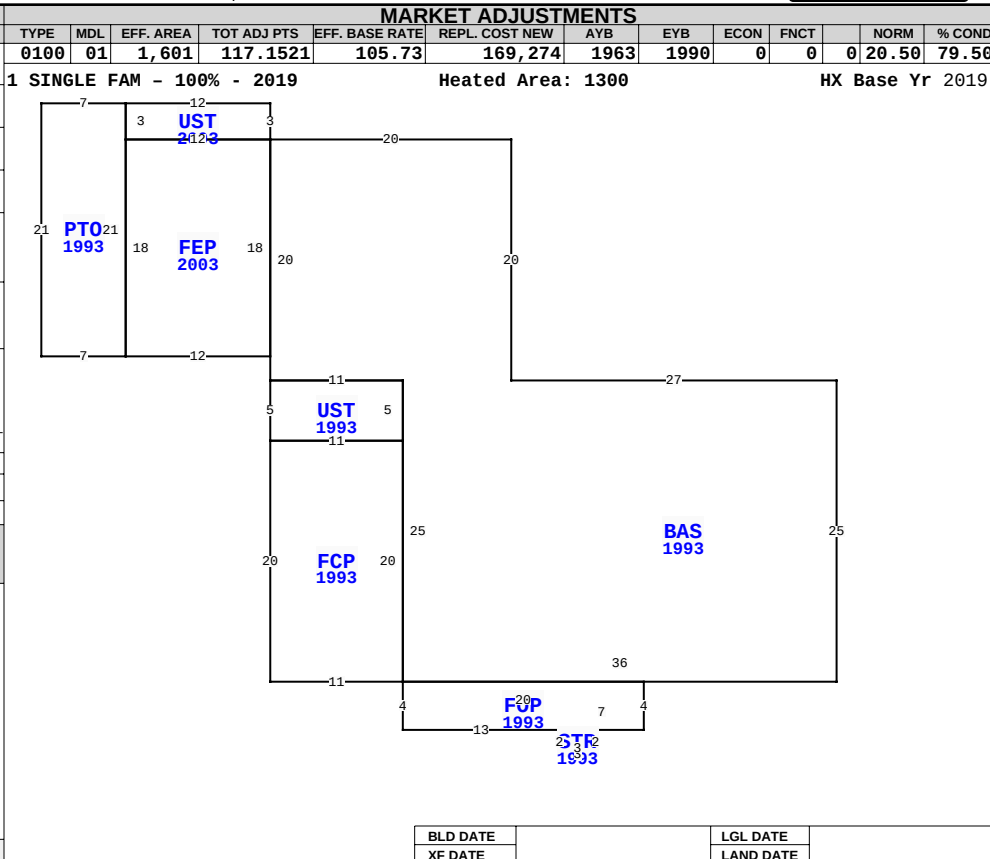
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 50
Exterior Wall	19	COMMON BRK 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	1.5	100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		02
NEIGHBORHOOD/LOC	2016.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,300	100	1,300	109,272
FCP	220	25	55	4,623
FEP	216	80	173	14,541
FOP	80	30	24	2,018
PTO	147	5	7	588
STR	6	10	1	84
UST	55	45	25	2,101
UST	36	45	16	1,345
TOTALS	2,060		1,601	134,573

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	100	58	8	511.00	SF	6.50
3	0940	SHEDS/PORT	0	100	10	20	200.00	SF	30.00
4	0940	SHEDS/PORT	0	100	8	6	48.00	SF	30.00
5	0350	CARPORT WD	0	100	8	8	64.00	SF	13.00

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	0006		100.00	230.00	100.00



1546 CLINCH DR, FERNANDINA BEACH

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

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	0810	CONCRETE A	0	100	58	8	511.00	SF	6.50	6.50	100	1963	1963	3	20	664	
3	0940	SHEDS/PORT	0	100	10	20	200.00	SF	30.00	30.00	100	1995	1995	3	20	1,200	
4	0940	SHEDS/PORT	0	100	8	6	48.00	SF	30.00	30.00	100	2000	2000	3	20	288	
5	0350	CARPORT WD	0	100	8	8	64.00	SF	13.00	13.00	100	2000	2000	3	20	166	

TOTAL OB/XF										2,318							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	000100	C	SFR	100	0006		100.00	230.00	100.00	FF		1.00	1.00	0.90	1,000.00	900.00	90,000

NASSAU COUNTY PROPERTY										PAGE 1 of 2							
VALUATION SUMMARY										8							
VALUATION BY										STANDARD							
Tax Group: 8										Tax Dist:							
BUILDING MARKET VALUE										182,495							
TOTAL MARKET OB/XF VALUE										2,318							
TOTAL LAND VALUE - MARKET										90,000							
TOTAL MARKET VALUE										274,813							
SOH/AGL Deduction										70,251							
ASSESSED VALUE										204,562							
TOTAL EXEMPTION VALUE										50,000							
BASE TAXABLE VALUE										154,562							
TOTAL JUST VALUE										274,813							
NCON VALUE										0							
INCOME VALUE																	
PREVIOUS YEAR MKT VALUE										251,308							

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0162	REPAIR/RRF	1,200	01/01/1994

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2200/0109	5/25/2018	WD	Q	I	02	165,000	
GRANTOR: HAYES MICHAEL E & CON							
GRANTEE: JONES DAVID A & LAU							
1079/1575	9/09/2002	WD	U	I	07	100	
GRANTOR: EGER HEIDI M & KAYLEE							
GRANTEE: HAYES MICHAEL E & C							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W27 N20 W20 UST=[YR=2003] N3 W12 PTO=[YR=1993] W7S21E7N21\$ S3E12\$ FEP=[YR=2003] W12S18E12N18\$ S20 UST=[YR=1993] S5 FCP=[YR=1993] S20 E11N20 W11\$ E11N5W11\$ E11S25 FOP=[YR=1993] S4 E13 STR=[YR=1993] S2E3N2 W3\$ E7N4 W20\$ E36N25\$.									

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