BLOCK 215 SUB B OF 10
IN OR 1490/1112
CITY OF FDNA BEACH

RICHO BETTY J
808 S 12TH ST
FERNANDINA BEACH, FL 32034

2023

00-00-31-1800-0215-10B0

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	15	CONC BLOCK 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	03	MASONRY 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

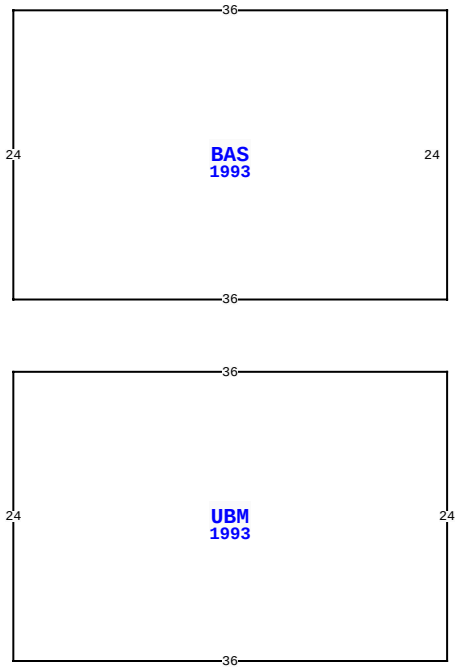
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1009.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	864	100	864	64,160
UBM	864	20	173	12,847
TOTALS	1,728		1,037	77,007

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,037	102.0600	92.11	95,518	1973	1980	0	0	0	19.38	80.62

1 SINGLE FAM – 0% - 0 Heated Area: 864 HX Base Yr



410 DIVISION ST, FERNANDINA BEACH

BLD DATE	03/26/2015	KK	LGL DATE
XF DATE			LAND DATE
INC DATE			AG DATE

NASSAU COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	77,007
TOTAL MARKET OB/XF VALUE	317
TOTAL LAND VALUE - MARKET	137,600
TOTAL MARKET VALUE	214,924
SOH/AGL Deduction	74,814
ASSESSED VALUE	140,110
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	140,110
TOTAL JUST VALUE	214,924
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	214,994

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1490/1112	4/05/2007	WD	U	I	01	100
GRANTOR: RICHO PHALAS S						
GRANTEE: RICHO PHALAS S & BE						
0129/0080	1/01/1972	TA	U	V		200
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W36 S24 E36 N24$ PTR= S30 UBM=[YR=1993] W36 S24 E36N24$ N30$.

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	85.00	SF	6.50	6.50	100	1973	1973	3	25	138	
2	1243	WD DECK F	0	0	7	16	112.00	SF	8.00	8.00	100	1973	1973	3	20	179	

LAND DESCRIPTION

TOTAL OB/XF 317

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	86.00	100.00	86.00	FF		1.00	1.00	0.80	2,000.00	1,600.00	137,600							

REVIEW DATE 06/18/2020 BY DJA Total Acres: 0.00 Total Land Value: 137,600 Market: 0 Agricultural: 0 Common: 137,600 PRINTED 08/02/2023 BY SYS