IN OR 2289/707

WIERZBOWSKI MICHAEL & MICHELLE
9114 NW 62ND LN
GAINESVILLE, FL 32653

2023

20-3N-29-0000-0008-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1042.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

S FLETCHER AVE, FERNANDINA BEACH

BLD DATE		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	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	111,825
TOTAL MARKET VALUE	111,825
SOH/AGL Deduction	0
ASSESSED VALUE	111,825
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	111,825
TOTAL JUST VALUE	111,825
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	111,825

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2289/0707	7/01/2019	WD	Q	I	05	500,000
GRANTOR: JOHNSON SARA HOLT						
GRANTEE: WIERZBOWSKI MICHAEL						
1955/1469	12/22/2014	TD	U	V	11	100
GRANTOR: TRUST FOR E J JOHNSON						
GRANTEE: JOHNSON SARA HOLT						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	000000	C	VAC RES	0	0001	R-1	71.00	125.00	71.00	FF		1.00	1.00	0.70	2,250.00	1,575.00	111,825							

REVIEW DATE 03/20/2019 BY KWX Total Acres: 0.00 Total Land Value: 111,825 Market: 0 Agricultural: 0 Common: 111,825 PRINTED 08/02/2023 BY SYS