LOT 5
BUENA VISTA PB 5/19
1/3 HX INT

MERRITT TEREASA M/MONEY CADY A ET AL
517 EMANUEL CHURCH RD
BRUNSWICK, GA 31523

2024

00-00-30-0150-0005-0000

BUILDING CHARACTERISTICS

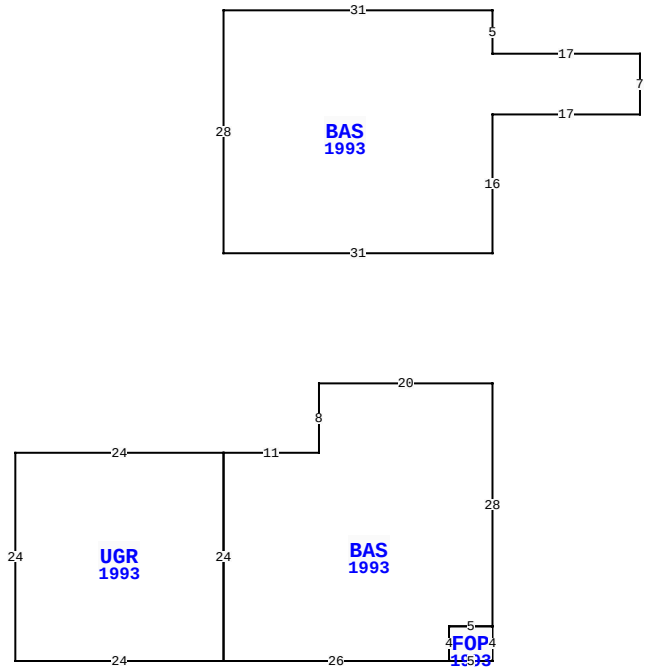
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	15	CONC BLOCK 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	884	100	884	63,776
BAS	987	100	987	71,207
FOP	20	30	6	433
UGR	576	45	259	18,685
TOTALS	2,467		2,136	154,101

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,136	101.4300	96.36	205,825	1968	1968	0	0	0	25.13	74.87

1 SINGLE FAM – 0% - 0 Heated Area: 1871 HX Base Yr



779 ADAMS RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/14/2024 MLU
INC DATE		AG DATE	

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	0802	ASPHALT B	0	0	0	0	848.00	SF	2.40	2.40	100	1980	1980	3	50	1,018	
2	0810	CONCRETE A	0	0	5	2	10.00	SF	6.50	6.50	100	1980	1980	3	32.5	21	

NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 8	Tax Dist:
BUILDING MARKET VALUE	154,101
TOTAL MARKET OB/XF VALUE	1,039
TOTAL LAND VALUE - MARKET	161,600
TOTAL MARKET VALUE	316,740
SOH/AGL Deduction	59,231
ASSESSED VALUE	257,509
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	257,509
TOTAL JUST VALUE	316,740
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	269,611

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1615141	ROOF	6,950	07/01/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2481/0381	7/14/2021	PR	U	I	11	100
GRANTOR: WETHERINGTON LINA S P						
GRANTEE: MONEY CADY A & KILE						
2443/1675	3/17/2021	QC	U	I	11	100
GRANTOR: WETHERINGTON LINA SUE						
GRANTEE: MERRITT TEREASA STU						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W20 S8 W11 UGR=[YR=1993] W24 S24 E24N24$ S24
E26 FOP=[YR=1993] E5 N4 W5S4$ N4 E5 N28$ PTR=N15
BAS=[YR=1993] N16 E17 N7 W17 N5 W31 S28 E31 $ S15 $.

LAND DESCRIPTION

TOTAL OB/XF 1,039

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		RSF-	2101.00	140.00	101.00	FF		1.00	1.00	1.00	1,600.00	1,600.00	161,600							

REVIEW DATE 01/18/2019 BY DJA Total Acres: 0.00 Total Land Value: 161,600 Market: 0 Agricultural: 0 Common: 161,600 PRINTED 08/06/2024 BY SYS