LOT 11
IN OR 1760/107
5115 PARKWAY PB 5/196

WILLIAMS GEORGE III & DEBORAH A JT REV TRUST/WILLI
1782 JACKSON COURT
FERNANDINA BEACH, FL 32034

2024

00-00-30-5115-0011-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01

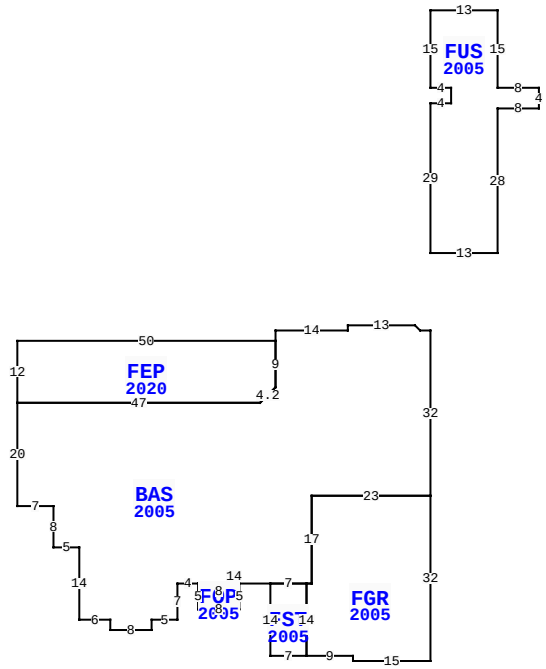
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 03
NEIGHBORHOOD/LOC 3033.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,856	100	2,856	305,664
FEP	596	80	477	51,051
FGR	742	55	408	43,666
FOP	40	30	12	1,284
FST	98	55	54	5,779
FUS	631	100	631	67,533
TOTALS	4,963		4,438	474,977

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	4,438	94.0896	117.61	521,953	2005	2005	0	0	0	9.00	91.00

1 SNGL FAM – 100% - 2011 Heated Area: 3487 HX Base Yr 2011



1782 JACKSON CT, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		474,977
TOTAL MARKET OB/XF VALUE		11,867
TOTAL LAND VALUE - MARKET		350,000
TOTAL MARKET VALUE		836,844
SOH/AGL Deduction		344,421
ASSESSED VALUE		492,423
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		442,423
TOTAL JUST VALUE		836,844
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		715,715

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19009382	SROM/SUN	35,000	12/01/2019
M1318536	H/AC	0	07/01/2013
E14696	ELEC OTHER	2,000	04/01/2005
M09531	MECH OTHER	0	04/01/2005
P0408749	OTHER	0	12/01/2004
B0413996	NEW CONSTR	266,187	11/01/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1760/0107	10/12/2011	WD	U	I	30	100
GRANTOR: WILLIAMS GEORGE A & D						
GRANTEE: WILLIAMS GEORGE A I						
1713/1072	12/06/2010	WD	Q	I	02	530,000
GRANTOR: SPITZFORM KENNETH G &						
GRANTEE: WILLIAMS GEORGE A &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W2 U1 L1 W13S1W14S2 FEP=[YR=2020] W50S12E47 U3 R3 N9$S9 D3 L3 W47S20E7S8E5S14E6S2E8N2E5 N7E4FOP=[YR=2005] S5E8N5W8$E14 FST=[YR=2005] S14E7N14W7$E7FGR=[YR=2005] S14E9S1E15N32W23S17W1$E1N17E23 N32$ PTR=N15 FUS=[YR=2005] E13N28E8 N4W8N15W13S15E4S3W4S29$ S15$.

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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2005	2005	3	89	1,780	
2	0812	CONCRETE C	0	100	0	0	2,097.00	SF	4.00	4.00	100	2005	2005	3	86	7,214	
3	0810	CONCRETE A	0	100	0	0	514.00	SF	6.50	6.50	100	2005	2005	3	86	2,873	

LAND DESCRIPTION

TOTAL OB/XF 11,867

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	100		RG-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	350,000.00	350,000.00	350,000							

REVIEW DATE 06/08/2021 BY RKX Total Acres: 0.00 Total Land Value: 350,000 Market: 0 Agricultural: 0 Common: 350,000 PRINTED 08/06/2024 BY SYS