BLOCK N LOT S1/2 OF 1
IN OR 1166/1192
ATLANTIC HIGHLANDS DB 39/296

ELLIOTT TROY A & MICHELLE I
220 N 19TH ST
FERNANDINA BEACH, FL 32034

**2024**

**00-00-31-1060-000N-0012**

## BUILDING CHARACTERISTICS

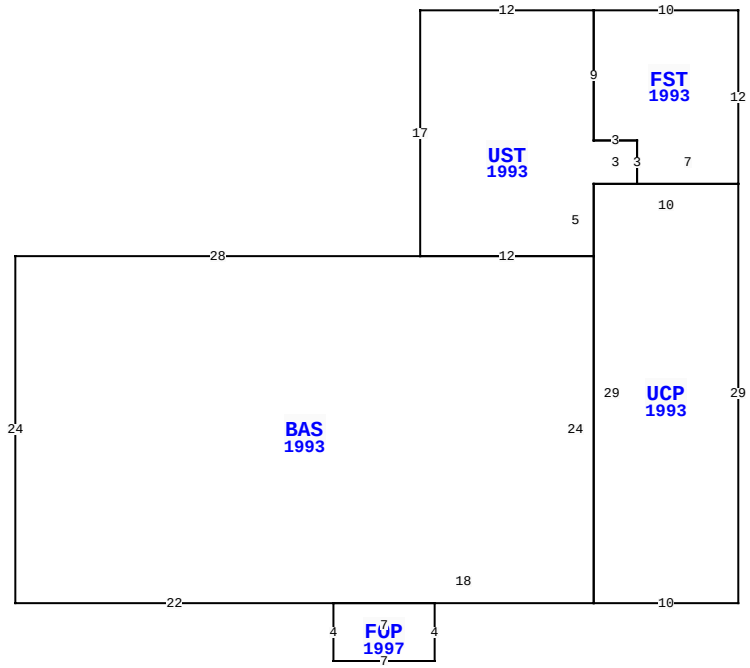
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 16 | WD FR STUC 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1 100 |
| Frame | 02 | WOOD FRAME 100 |
| Stories | 1. | 1. 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 | 1007.00 | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|
| BAS | 960 | 100 | 960 | 83,476 |
| FOP | 28 | 30 | 8 | 696 |
| FST | 111 | 55 | 61 | 5,304 |
| UCP | 290 | 20 | 58 | 5,044 |
| UST | 213 | 45 | 96 | 8,348 |
| TOTALS | 1,602 | | 1,183 | 102,867 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,183 | 116.6000 | 110.77 | 131,041 | 1955 | 1980 | 0 | 0 | 0 | 21.50 | 78.50 |

1 SINGLE FAM – 100% - 2004 Heated Area: 960 HX Base Yr 2004




220 N 19TH ST, 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 | | 102,867 |
| TOTAL MARKET OB/XF VALUE | | 16,276 |
| TOTAL LAND VALUE - MARKET | | 225,000 |
| TOTAL MARKET VALUE | | 344,143 |
| SOH/AGL Deduction | | 237,567 |
| ASSESSED VALUE | | 106,576 |
| TOTAL EXEMPTION VALUE | HX HB | 50,000 |
| BASE TAXABLE VALUE | | 56,576 |
| TOTAL JUST VALUE | | 344,143 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 339,784 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 9989-B | REPAIR/RRF | 2,800 | 08/26/1996 |
| 9960-B | XFOB | 1,000 | 08/05/1996 |
| 7297 | SWIM POOL | 6,000 | 09/03/1992 |
| 6935 | REMODEL | 2,000 | 03/06/1992 |
| 3880B | XFOB | 600 | 09/01/1986 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1166/1192 | 8/29/2003 | WD | Q | I | | 132,000 |
| GRANTOR: MAYO NELSON J & JUDIT | | | | | | |
| GRANTEE: ELLIOTT TROY A & MI | | | | | | |
| 1166/1189 | 8/29/2003 | WD | U | I | 07 | 100 |
| GRANTOR: MAYO NELSON J & JUDIT | | | | | | |
| GRANTEE: MAYO NELSON J & JUD | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

FST=[YR=1993] W10 UST=[YR=1993] W12 S17 BAS=[YR=1993] W28 S24 E22 FOP=[YR=1997] S4 E7 N4 W7 $ E18 UCP=[YR=1993] E10 N29 W10 S29 $ N24 W12 $ E12 N5 E3 N3 W3 N9 $ S9 E3 S3 E7 N12 $ .

## 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 | 0811 | CONCRETE B | 0 | 100 | 46 | 12 | 552.00 | SF | 5.20 | 5.20 | 100 | 1986 | 1986 | 3 | 49.5 | 1,421 | |
| 2 | 0811 | CONCRETE B | 0 | 100 | 18 | 3 | 54.00 | SF | 5.20 | 5.20 | 100 | 1986 | 1986 | 3 | 49.5 | 139 | |
| 3 | 0861 | POOL GUNIT | 0 | 100 | 15 | 30 | 450.00 | SF | 85.00 | 85.00 | 100 | 1992 | 1992 | 3 | 20 | 7,650 | |
| 4 | 0858 | SCULP CONC | 0 | 100 | 0 | 0 | 402.00 | SF | 13.00 | 13.00 | 100 | 1992 | 1992 | 3 | 88 | 4,599 | |
| 5 | 0810 | CONCRETE A | 0 | 100 | 0 | 0 | 155.00 | SF | 6.50 | 6.50 | 100 | 1955 | 1955 | 3 | 20 | 202 | |
| 6 | 0810 | CONCRETE A | 0 | 100 | 0 | 0 | 484.00 | SF | 6.50 | 6.50 | 100 | 1996 | 1996 | 3 | 72 | 2,265 | |

## LAND DESCRIPTION

TOTAL OB/XF 16,276

| 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 | 0006 | R-1 | 61.00 | 102.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 225,000.00 | 225,000.00 | 225,000 | | | | | | | |

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 225,000 Market: 0 Agricultural: 0 Common: 225,000 PRINTED 08/06/2024 BY SYS