BLOCK N S1/2 OF LOT 4
IN OR 2058/415
ATLANTIC HIGHLANDS SUB

CRAWFORD JONATHAN S & ANGELINE R
130 N 19TH ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-1060-000N-0042

BUILDING CHARACTERISTICS

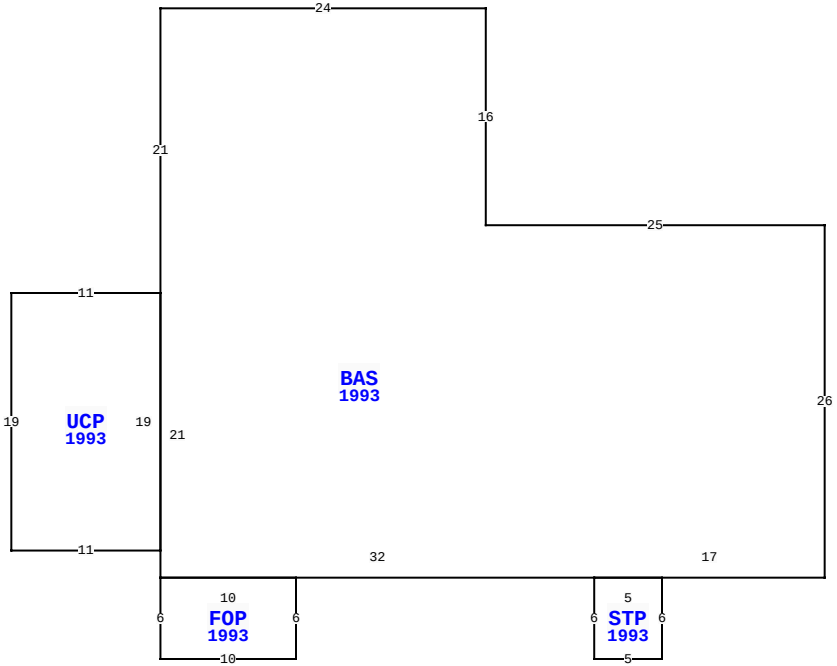
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 90
Exterior Wall	05	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 80
Interior Wall	05	DRYWALL 20
Interior Floo	14	CARPET 70
Interior Floo	12	HARDWOOD 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05
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	1,658	100	1,658	182,288
FOP	60	30	18	1,979
STP	30	10	3	330
UCP	209	20	42	4,617
TOTALS	1,957		1,721	189,214

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,721	125.7300	119.44	205,556	1956	2007	0	0	0	7.95	92.05

1 SINGLE FAM – 100% - 2017 Heated Area: 1658 HX Base Yr 2017



130 N 19TH ST, FERNANDINA BEACH

BLD DATE	07/22/2014 KK	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		189,214
TOTAL MARKET OB/XF VALUE		7,099
TOTAL LAND VALUE - MARKET		225,000
TOTAL MARKET VALUE		421,313
SOH/AGL Deduction		239,566
ASSESSED VALUE		181,747
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		131,747
TOTAL JUST VALUE		421,313
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		412,974

PERMIT NUM	DESCRIPTION	AMT	ISSUED
984210	REPAIR/RRF	3,000	08/25/1998
863014	ADDITION	9,500	05/16/1986

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2058/0415	7/11/2016	WD	Q	I	01	210,000
GRANTOR: BLAND REID & KRISTY						
GRANTEE: CRAWFORD JONATHAN S						
1675/0105	4/29/2010	WD	Q	I	02	140,000
GRANTOR: BECKETT STEPHEN L						
GRANTEE: BLAND REID & KRISTY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W25 N16W24S21 UCP=[YR=1993] W11S19E11N19$ S21 FOP=[YR=1993] S6 E10N6W10$ E32 STP=[YR=1993] S6E5N6W5 $ E17 N26$.

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	0940	SHEDS/PORT	0	100	7	10	70.00	SF	30.00	30.00	100	2003	2003	3	21	441	
2	0810	CONCRETE A	0	100	0	0	385.00	SF	6.50	6.50	100	1970	1970	3	21	526	
3	1243	WD DECK F	0	100	10	4	40.00	SF	8.00	8.00	100	1986	1986	3	20	64	
4	1243	WD DECK F	0	100	8	4	32.00	SF	8.00	8.00	100	1986	1986	3	20	51	
5	0681	POLE SHED	0	100	10	6	60.00	SF	15.00	15.00	100	2010	2010	3	60	540	
6	0855	CONC PAVER	0	100	0	0	400.00	SF	10.00	10.00	100	2010	2010	3	91	3,640	
7	0810	CONCRETE A	0	100	0	0	314.00	SF	6.50	6.50	100	2009	2009	3	90	1,837	

LAND DESCRIPTION

TOTAL OB/XF 7,099

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	83.00	100.00	1.00	LT		1.00	1.00	1.00	225,000.00	225,000.00	225,000							

REVIEW DATE 02/09/2023 BY TW Total Acres: 0.00 Total Land Value: 225,000 Market: 0 Agricultural: 0 Common: 225,000 PRINTED 08/06/2024 BY SYS