BLOCK R E95 FT OF LOT 10
IN OR 1385/348
ATLANTIC HIGHLANDS DB 39/297

CROCKETT KATHRYN S
1617 CALHOUN ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-1060-000R-0101

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD ON PLY 50
Exterior Wall	15	CONC BLOCK 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

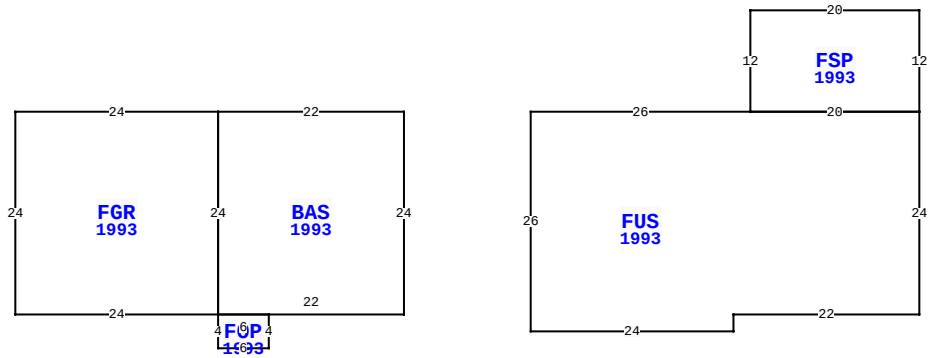
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1007.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	528	100	528	35,708
FGR	576	55	317	21,438
FOP	24	30	7	473
FSP	240	40	96	6,492
FUS	1,152	100	1,152	77,908
TOTALS	2,520		2,100	142,020

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,100	96.5300	91.70	192,570	1978	1978	0	0	0	26.25	73.75

1 SINGLE FAM – 100% - 1994 Heated Area: 1680 HX Base Yr 1994



1617 CALHOUN ST, FERNANDINA BEACH

BLD DATE		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		142,020
TOTAL MARKET OB/XF VALUE		1,512
TOTAL LAND VALUE - MARKET		225,000
TOTAL MARKET VALUE		368,532
SOH/AGL Deduction		236,107
ASSESSED VALUE		132,425
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		82,425
TOTAL JUST VALUE		368,532
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		362,406

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7237	REPAIR/RRF	2,500	07/31/1992

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1385/0348	1/30/2006	WD	U	I	01	100
GRANTOR: CROCKETT CHARLES JR &						
GRANTEE: CROCKETT KATHRYN S						
0667/1654	10/05/1992	WD	Q	I		80,000
GRANTOR: AVERY JIMMY & JUDITH						
GRANTEE: CROCKETT CHARLES JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W22 FGR=[YR=1993] W24 S24 E24 FOP=[YR=1993] S4 E6 N4 W6 $ N24 $ S24 E22 N24 $ PTR= E15 FUS=[YR=1993] E26 FSP=[YR=1993] N12 E20 S12 W20 $ E20 S24 W22 S2 W24 N26 $ W15 $.

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	0810	CONCRETE A	0	100	0	0	802.00	SF	6.50	6.50	100	1978	1978	3	29	1,512	

LAND DESCRIPTION

TOTAL OB/XF 1,512

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	95.00	137.00	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