



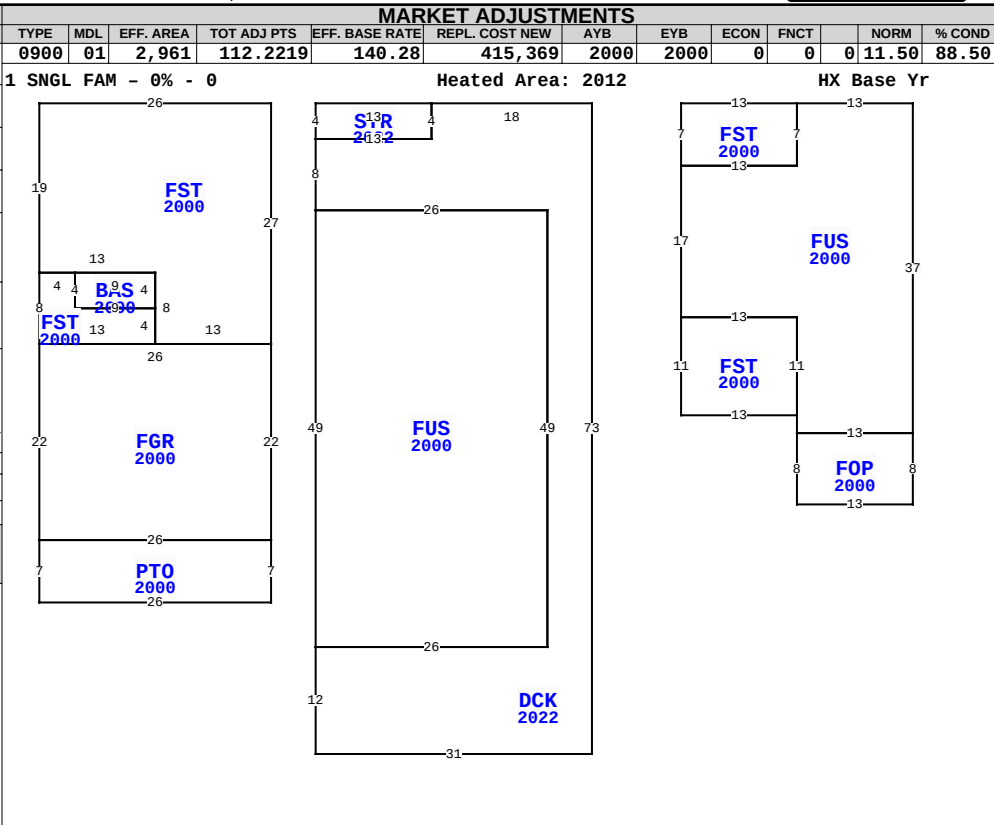
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 60
Exterior Wall	23	REINF CONC 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	07	SPECIAL 100
Stories	3.	3. 100
Units	0	100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1056.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	36	100	36	4,469
DCK	937	10	94	11,670
FGR	572	55	315	39,106
FOP	104	30	31	3,849
FST	68	55	37	4,593
FST	91	55	50	6,207
FST	143	55	79	9,808
FST	598	55	329	40,845
FUS	702	100	702	87,152
FUS	1,274	100	1,274	158,165
TOTALS	4,759		2,961	367,602

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
2	0861	POOL GUNIT	0	0	0	0	378.00	SF	85.00
3	0855	CONC PAVER	0	0	0	0	404.00	SF	10.00
4	0810	CONCRETE A	0	0	18	4	72.00	SF	6.50
5	0462	ST/AL FNC	0	0	0	0	744.00	SF	10.00
6	0810	CONCRETE A	0	0	69	23	1,587.00	SF	6.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	0	0006	R-1	50.00	140.00	50.00



1413 N FLETCHER AVE, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF									
54,277									

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
STANDARD									
VALUATION BY									
Tax Group: 2									
Tax Dist:									
BUILDING MARKET VALUE									
367,602									
TOTAL MARKET OB/XF VALUE									
54,277									
TOTAL LAND VALUE - MARKET									
450,000									
TOTAL MARKET VALUE									
871,879									
SOH/AGL Deduction									
121,991									
ASSESSED VALUE									
749,888									
TOTAL EXEMPTION VALUE									
0									
BASE TAXABLE VALUE									
749,888									
TOTAL JUST VALUE									
871,879									
NCON VALUE									
0									
INCOME VALUE									
PREVIOUS YEAR MKT VALUE									
856,390									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20211294	SWIM POOL	0	05/11/2021
20071687	XFOB	0	09/05/2007
20030556	XFOB	2,400	07/24/2000
19991191	NEW CONSTR	170,000	09/02/1999

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			

BUILDING NOTES									
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BUILDING DIMENSIONS									
DCK=[YR=2022] W18 STR=[YR=2022] W13 S4 E13 N4\$ S4 W13 S8FUS=[YR=2000] S49 E26 N49 W26\$ E26 S49 W26 S12 E31 N73\$ PTR= E10 FST=[YR=2000] E13 FUS=[YR=2000] E13 S37 FOP=[YR=2000] S8 W13 N8 E13\$ W13 N2 FST=[YR=2000] N11 W13 S11 E13 \$ N11 W13 N17 E13 N7 \$ S7 W13 N7 \$ W10 \$ PTR= W36 FST=[YR=2000] W26 S19 FST=[YR=2000] S8 FGR=[YR=2000] S22 PTO=[YR=2000] S7 E26 N7 W26 \$ E26 N22 W26 \$ E13 N4 BAS=[YR=2000] N4 W9 S4 E9 \$ W9 N4 W4 \$ E13 S8 E13 N27 \$ E36 \$.									